Nat. L. & C. Tower

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
90-11-62	Barney S. Graham Cynthia Turner Graham	Mercantile Mortgage Company P.O. Box 14569 St. Louis, MO 63178
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 018297-3
8DA-32730	495 Sunliner Drive	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

Wilburn C. Allen and wife, Myrtle Elizabeth Allen
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Barney S. Graham and wife, Cynthia Turner Graham

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 419 on the Map of Charlotte Park Subdivision, Section VI, as of record in Book 2900, page 7, Register's Office for said County.

BEGINNING at a point in the northeasterly margin of Fordomatic Drive, the commo front corner of Lots Nos. 418 and 419; thence northeasterly 114.0 feet to a concrete monument at the common rear corners of Lots 418, 419 and 420; thence southeasterly 131.15 feet to a point in the northwesterly margin of Sunliner Drive, the common front corner of Lots Nos. 419 and 420; thence southwesterly with said margin 89.0 feet to a concrete monument which marks the beginning of a curve with a radius of 25.0 feet; thence 39.3 feet southerly and westerly around said curve to a concrete monument in the northeasterly margin of Fordomatic Drive; thence with said margin 106.5 feet to the beginning.

Being the same property conveyed to Wilburn C. Allen and wife, Myrtle Elizabeth Allen, by deed from Donald E. Cauthen and wife, Marvene H. Cauthen, as of record in Book 3032, Page 240, said Register's Office.

This conveyance is made subject to restrictions in Book 2921, page 412, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except taxes for the current year which have been prorated and assumed by Grantee herein.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 27th day of June, 19 79.

Wilburn C. Allen

Myrtle Elizabeth Allen

2662 06/22/79 10:04 CHECK

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5457 PAGE 231

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Wilburn C. Allen and wife, Myrtle Elizabeth Allen the bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 27th day of June, 1979.

Notary Public

My commission expires: 7-18-82

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 52,950.00 Amount

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF June 19 79

MY COMMISSION EXPIRES: 7-18-82 (AFFIX SEAL) Notary Public

F 37241

IDENTIF. REFERENCE

JUN 28 11 13 AM '79

FELIX Z. ROBINSON III REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

Wilburn C. Allen

Myrtle Elizabeth Allen

TO

Barney S. Graham

Cynthia Turner Graham

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires: _____ Notary Public

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5457 PAGE 232

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			52950.00- CO	
			137.54 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	142.04-
2824A	06/28/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 37241

IDENTIF. REFERENCE

JUN 28 11 13 AM '79

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 693661