This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5628 PAGE 958

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| H. C. Gallow and wife, Patricia A. Gallow | First Tennessee Bank N. A. Memphis | 97-8-82 |
| (NAME) | (NAME) | |
| 6048 Port Anadarko Trail | P. O. Box 474 | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Hermitage, Tennessee 37076 | Memphis, Tennessee 38101 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

1618

07/25 253.84 - CHECK

*FOR AND IN CONSIDERATION of the sum of* Ten and no/100----------
----------($10.00)---------- *Dollars,*
cash in hand paid by H. C. Gallow and wife, Patricia A. Gallow and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

B and K Construction Company, Incorporated

*have this day bargained and sold, and do hereby transfer and convey unto the said* H. C. Gallow and wife, Patricia A. Gallow *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 291 on the Plan of Lake Park Subdivision, Section 13, as of record in Book 4955, page 97, Register's Office for said County.
Said Lot No. 291 fronts 110 feet on the north side of Port Anadarko Trail and extends back 164.31 feet on the east line and 213.36 feet on the west line to a dead line measuring 124.70 feet thereon.

Being part of the property conveyed to B and K Construction Company, Incorporated by deed from BG Corporation, of record in Book 5498, page 617, Register's Office for said County.

This conveyance is subject to the plan of record in Book 4955, page 97, Register's Office for said County, shows an Owner's Certificate, 30-foot building set-back line from Port Anadarko Trail, a 10-foot easement for public utilities and drainage, and a 2.5 X 30-foot utility anchor easement; and restrictive covenants of record in Book 5187, page 711, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 95,900.00

Subscribed and sworn to before me, this the 23 day of July, 19 80.

Affiant

My commission expires: (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 6048 Port Anadarko Trail, Hermitage, Tennessee 37076
(House Number) (Street) P.O. Address: (City or Town)

*TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for 1980 taxes which are prorated and assumed by the purchasers.

*We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs 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.*

*Witness our hands this* 23rd *day of* July, 19 80 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

B AND K CONSTRUCTION COMPANY, INCORPORATED

By: Bobby C. White, Pres.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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*Personally appeared before me,* ....., *a Notary Public in and for said County and State,* .....

.....

*the within named bargainor....., 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.....Tennessee, this.....day of....., 19.....*

.....*Notary Public*

*Commission expires*.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Before me,* NANCY L. KOTA, *a Notary Public of the State and County aforesaid, personally appeared* Bobby C. White *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* B and K Construction Company, Incorporated, *the within named bargainor, a corporation, and that* he *as such* President, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* himself *as* President.

*Witness my hand and seal, at office in* Nashville, Tennessee *this* 23 *day of* July, *19* 80.

Nancy L. Kota *Notary Public*

*Commission expires* 4.15.83

NOTARY PUBLIC DAVIDSON

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

238553

## WARRANTY DEED

FROM
B and K Construction Company, Incorporated

TO

H. C. Gallow and wife,
Patricia A. Gallow

F. 9 9 1 3 5

IDENTIF. REFERENCE

Jul 25 10 55 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
**Chicago Title Insurance Company**
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

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RECEIVED OF _____

FOR _____

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | 95900.00- CO | |
| | | | 249.34 CO TX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK 255.84- | |
| 1618A07/25/80 | | | BAL .00 | |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

F. 9. 9. I. 3. 5

IDENTIF. REFERENCE

Jul 25 10 59 AM '80

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

No. 769834