Is Instrument Prepared By:
VID E. HERBERT
Kelley, Herbert & Crawford
Ficor, 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 |
|---|---|---|
| 131-3-108 | Mr/Mrs Bruce A. Church | Third National Bank<br>P. O. Box 2628<br>Nashville, TN.37219 |
| FIELD BOOK NUMBER(S)<br>16DA-23565 | STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)<br>1712 Bonner Avenue | LOAN OR ACCOUNT NO.<br>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,

BOOK 5658 PAGE 921

PATRICIA A. PETERS and husband STEPHEN PETERS

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto BRUCE A. CHURCH and wife, KAREN CHURCH

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:

Being Lot No. 41 on the Plan of Green Hills Subdivision No. 2, as of record in Book 547, page 139.

Said Lot No. 41 fronts 70 feet on the northerly side of Bonner Avenue and runs back 167 feet 1 inch on the easterly line and 167 feet 9 inches on the westerly line to a dead line measuring 70 feet thereon.

Being the same property conveyed to Patricia A. Peters, by Quitclaim deed from Thomas A. Donnell, Jr., Trustee, as of record in Book 5409, page 878.

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 1980 taxes which have been prorated and assumed by Grantees.

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 25th day of July, 1980.

Stephen Peters

Patricia A. Peters

Stephen Peters

Patricia A. Peters

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BOOK 5658 PAGE 922

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Stephen Peters, the bargainor(s), with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 25 day of July, 1980.

My commission expires: 4-18-82

Mary Ann Selley
Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Patricia A. Peters, the bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 25 day of July, 1980.

My commission expires: 4-18-82

Mary Ann Selley
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 93,500.00

Bruce A. Church
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF September 1980

MY COMMISSION EXPIRES: 4-18-82 (AFFIX SEAL)

Mary Ann Selley
Notary Public

5718 10/1 2:60 CHECK

**WARRANTY DEED**

FROM

PATRICIA A. PETERS AND HUSBAND, STEPHEN PETERS

TO

BRUCE A. CHURCH AND WIFE

G. I. 0 5 8 0

IDENTIF. REFERENCE

OCT 1 3 11 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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**

RECEIVED OF _____

FOR BOOK 5658 PAGE 923

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 93500.00- CO | |
| | | | 243.10 CO TX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK 249.60- | |
| 5768A | 10/01/80 | | BAL .00 | |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 1.0.5 8 0

T
IDENTIF. REFERENCE

OCT 1 3 11 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

**No.** 783510