OFFICIAL RECEIPT

2689

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter Jr., Atty.
254 Highlands Bldg.
Brentwood, Tennessee 37027

BOOK 6125 PAGE 693

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
M/Ms. Douglas H. Brachey (NAME)	New Owner (NAME)	171-4
5632 Clovermeade Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	37
Brentwood, Tennessee 37027 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FB# 6DU-55676

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, GERALD R. TIMONEY and wife MARY T. TIMONEY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DOUGLAS H. BRACHEY and wife, DAWN S. BRACHEY

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 121 on the Plan of Cloverland Acres, Section Eleven as of record in Plat Book 5200, page 93, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Gerald R. Timoney and wife, Mary T. Timoney by deed from Don Adams of record in Book 5759, page 377, said Register's Office.

This conveyance is made subject to: (1) 1983 Taxes, which have been prorated and assumed by the Buyer(s); (2) Restrictions of record in Book 5344, page 519; and (3) All matters appearing on the Plan of record in Plat Book 5200, page 93, said Register's Office.

unimproved ( )
This is improved (XX) property, known as 5632 Clovermeade Drive Brentwood, Tennessee 37027

CHECK

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

08/31/83 377 .00

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 28th day of July, 19 83

Gerald R. Timoney
GERALD R. TIMONEY

Mary T. Timoney
MARY T. TIMONEY

3577

OFFICIAL RECEIPT

STATE OF TENNESSEE

BOOK 6125 PAGE 694

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GERALD R. TIMONEY and wife, MARY T. TIMONEY the bargainor, 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, this 28th day of July, 19 83.

My commission expires April 21, 1985 Notary Public Catherine Peters-Lee

STATE OF TENNESSEE

COUNTY OF _____

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

Witness my hand and official seal, at _____,

this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

H 7:0 3 4 4

IDENTIF. REFERENCE

Aug 30 3 39 PM '83

FELIX Z. WHITE, REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 142,500.00

Douglas H. Brachey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF August 1983.

MY COMMISSION EXPIRES: 1-20-85
(AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

GERALD R. TIMONEY and wife,

MARY T. TIMONEY

TO

DOUGLAS H. BRACHEY and wife,

DAWN S. BRACHEY

Return to:

First Title & Escrow Company, Inc.
P.O. Box 926
256 Highland Building
BRENTWOOD, TENNESSEE 37027-0926
File Box 38

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6125 PAGE 695

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			142500.00- CO	
			370.50 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	377.00-
3577A	08/30/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7.0 3 4 4

IDENTIF. REFERENCE T

AUG 30 3 39 PM '83

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 974989