FORM NO. WD-1

BOOK 6302 PAGE 416

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $31,075.00

Maria C. Vaughan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF May 19 84

Patricia Ann Brown
Notary Public

MY COMMISSION EXPIRES: 2/10/87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

CHARLES F. BROWN JR. 419 Welshwood Ave. P.O. Box 110599 Nashville, Tn. 37211
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Maria C. Vaughan (NAME) | Engel Mortgage Company, Inc. (NAME) | Map 173-01 |
| 328 Huntington Ridge Drive (STREET ADDRESS OR ROUTE NUMBER) | P.O. Box 847 (STREET ADDRESS) | Parcel 194 |
| Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP) | Birmingham, AL 35201 (CITY) (STATE) (ZIP) | |

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, WE, B & D Investment Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Maria C. Vaughan, unmarried

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

BEING Lot Number 20-A, Zone Lot Division, Lots Nos. 19 and 20, Monte Carlo, Section 4, of record in Plat Book 5200, Page 787, amending Plat Book 5800, Page 242, and a resubdivision of record in Book 6050, Page 48, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to B & D Investment Builders, Inc. by deed from TennReal, Inc., of record in Book 6174, Page 658, Register's Office for said County.

THIS conveyance is subject to Restrictive Covenants of record in Book 6253, Page 882, Register's Office for said County.

RUSH

I 2 5 2 9 5.

IDENTIF. REFERENCE

MAY 30 2 50 PM '84

REGISTER
DAVIDSON CO., TENN.

CHECK

This is improved (X) unimproved ( ) property, known as 511 Maxine Drive Antioch, TN 37013
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their 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 and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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.

Witness our hand s this 21st day of May, 19 84

B & D Investment Builders, Inc.

BY: Bruce Vencill

Bruce Vencill, President

05/30 2.35

464

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the 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____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Bruce Vencill and _____ with whom I am personally acquainted and who upon (his oath) (himself) acknowledged (themselves) to be the President and _____ respectively of the B & D Investment Builders, Inc. the within named bargainor, a corporation, and that (he) (they) as such President and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Bruce Vencill as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville on this the 21st day of May, 19 84.

My commission expires 10-20-85

Patricia Ann Clayton
Notary Public

# WARRANTY DEED

**FROM**

B & D Investment Builders, Inc.

**TO**

Maria C. Vaughan

CHARLES F. BROWN, JR.
ATTORNEY AT LAW

419 WELSHWOOD AVE.
P.O. BOX 110599
NASHVILLE, TENNESSEE 37211

333-0756

## OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6302 PAGE 418

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 |
|---|---|---|---|---|

31075.00- CAMT.
80.86 CSTAX.
.50 PRFEE
6.00 ADEED
CHECK 37.36-
0464405/30/84 CAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 2 5 2 9 5

IDENTIF. REFERENCE

MAY 30 2 50 PM '84

REGISTER
DAVIDSON COUNTY, TN

No. 0039879