Bot35

WARRANTY DEED

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Daniel Manning Jr.	First American National Bank of Nashville	
(NAME)	(NAME)	
548 Augusta Drive	First American Center	MAP 95-8
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, Tennessee 37076	Nashville, Tennessee 37237	PARCEL 9[illegible]
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ---------- BOOK 6318 PAGE 500

---------- 10.00 ---------- *Dollars,*

Cash in hand paid by Daniel Manning, Jr. and wife, Judith A. Manning and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

H.L. Montgomery, and wife, Martha Montgomery

have this day bargained and sold, and do hereby transfer and convey unto the said Daniel Manning Jr., and wife,

Judith A. Manning

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 395 on the Plan of Tulip Grove Subdivision, Section 6, of record in Book 4460, page 19, Register's Office for Davidson County, Tennessee.

Said Lot no. 395 fronts 40.0 feet to a point, thence 60.18 feet on the westerly margin of Augusta Drive, and runs back 137.90 feet on the north sideline and 138.02 feet on the south sideline, and measures 105.38 feet across the rear lot line.

Being the same property conveyed to H.L. Montgomery and wife, Martha Montgomery by deed from John Michael Stallins of record in Book 5258, page 951, Register's Office for Davidson County, Tennessee.

3003 IDENTIFICATION Jun 19 10 04 AM '84 DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ [illegible]

Subscribed and sworn to before me, this the 13th day of June 19 84

Affiant

My commission expires: 7/21/85 (Affix Seal)

Notary Public

GREGORY PUBLIC NOTARY AT LARGE

548 Augusta Drive, Hermitage, Tennessee 37076

unimproved ( )
This is improved ( ) property, known as (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 1984 taxes which are pro-rated and assumed by buyers.

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 13th *day of* June, 19 84, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

H.K. Montgomery
H.L. Montgomery

Martha A. Montgomery
Martha Montgomery

06/19 0301 1503

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Donna Creger, *a Notary Public in and for said County and State,* H. L. Montgomery, and wife, Martha Montgomery

*the within named 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* 13th *day of* June, *19*85.

Donna M. Creger
Notary Public

NOTARY PUBLIC AT LARGE

Commission expires 07/21/85

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *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* he *as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ..... *self as* .....

Witness my hand and seal, at office in ....., *this* ..... *day of* ....., *19*.....

Notary Public

Commission expires .....

WARRANTY DEED

FROM
H.L. Montgomery etux

TO
Daniel Manning Jr. etux

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

Phone 255-4631
NASHVILLE, TENNESSEE 37238

24518

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

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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
			77500.00- CONT.	
			201.50 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	208.00-
			6100A06/19/84 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

130031

IDENTIF. REFERENCE

Jun 19 10 04 AM '84

DAVIDSON COUNTY, TN

No. 0045366