BOOK 6325 PAGE 970

TPTBK00002 06/22/84

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (MSP)
2700 First American Center
Nashville, Tennessee 37238

GENERAL WARRANTY DEED

| Address New Owner(S) | Send Tax Bills To | Map-Parcel Number(s) |
|---|---|---|
| S. Steve Snow, and wife, Martha H. Snow<br>6212 Bresslyn Road<br>Nashville, TN 37205 | Same | 115-12-58 |

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, receipt of which is hereby acknowledged, Michael S. Peek and wife, Patricia J. Peek ("Grantors"), have bargained and sold, and by these presents do tranfer and convey unto S. Steve Snow and wife, Martha H. Snow ("Grantees"), their heirs, successors, and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 137 on the Plan of West Meade Farms, Inc., Section "F", of record in Book 1835, page 71, Register's Office for said County.

Said Lot No. 137 fronts 129 feet on the northerly side of Bresslyn Road and runs back between parallel lines 315 feet to a dead line.

Being the same property conveyed to Grantors by deed of record Book 4935, page 751, said Register's Office.

Said property is unencumbered except as follows:

1984 taxes, a lien, but not yet due and payable; restrictive covenants contained in an instrument of record in Book 2011, page 239 Register's Office Davidson County; a 10-foot easement along the rear of the lot for public utilities; a 100-foot setback line from Bresslyn Road, and conditions of owners certificate as shown on plan of record in Book 1835, page 71 said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have good right to convey it, and the same is unencumbered, unless otherwise herein setout. Grantors further covenant and bind themselves, their heirs, representatives and successors to warrant and forever defend the title to the said land to Grantees, their heirs, successors and assigns against the lawful claims of all persons, whomsoever except claims arising out of matters to which this conveyance is made subject.

I 3 2 4 9 9

IDENTIF. REFERENCE

JUN 27 3 22 PM '84

FEE [illegible] II REGISTER
DAVIDSON COUNTY, TN

8982 06/27 [illegible] CHECK

Witness Grantors' hands this 26th day of June, 1984.

Michael S. Peek

Patricia J. Peek

STATE OF TENNESSEE )
)
COUNTY OF DAVIDSON )

The actual consideration for this transfer or value of property (whichever is greater) is $139,000.00.

Affiant

Sworn to and subscribed before me this 6th day of June, 1984.

Notary Public

My Commission Expires:

7/21/85

STATE OF TENNESSEE )
)
COUNTY OF DAVIDSON )

Personally appeared before, the undersigned, a Notary Public in and for the State and County aforesaid, Michael S. Peek and wife Patricia J. Peek, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 26th day of June, 1984.

Notary Public

My Commission Expires:

7/21/85

## OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6325 PAGE 972

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 139000.00- CAMT. | |
| | | | 361.40 CSTAX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK 367.90- | |
| | | | 8982A06/27/84 BAL .00 | |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 3 2 4 9 9

IDENTIF. REFERENCE

JUN 27 3 22 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.0048188