7000 [illegible]

I 46889

IDENTIF. REFERENCE

AUG 31 12 42 PM '84

FELA [illegible] REGISTER
DAVIDSON COUNTY, TN

File 15

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 6371 PAGE 941

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 74,700.00

Bobby D Devine
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF August, 19 84

Notary Public

MY COMMISSION EXPIRES: June 16, 1985

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Larry L. Westbrook, Attorney P. O. Box 150349 Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bobby D. Devine, et ux (NAME)	Wachovia Mortgage Company (NAME)	150-7 #143
409 Springtime Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 3174 (STREET ADDRESS)	2D-73152
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Winston-Salem, N. C. 27102 (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, Gerald R. Smith and wife, Martha JoAnn Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bobby D. Devine and wife, Rose M. Devine

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:

Land in Davidson County, Tennessee, being Lot No. 124 on the Plan of The Country, Section 4-A as of record in Book 5200, pages 138 and 139, Register's Office for Davidson County, Tennessee.

Said Lot No. 124 fronts 81.36 feet on the easterly margin of Springtime Court and extends back 121.66 feet on the northerly line and 111.94 feet on the southerly line to a dead line in the rear measuring 110.23 feet.

Being the same property conveyed to Gerald R. Smith and wife, Martha Joann Smith by deed from Charles Steven Cantrell of record in Book 6093, page 623, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 6093, page 626, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to said grantees.

unimproved ( )
This is improved (X) property, known as 409 Springtime Court (House Number) (Street) Antioch, Tennessee (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 24 day of August, 19 84

Gerald R. Smith

Martha JoAnn Smith

215

STATE OF TENNESSEE
Davidson County

BOOK 6371 PAGE 942

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gerald R. Smith and Martha JoAnn Smith

the bargainors, 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 and official seal at Nashville, Tennessee, this 28th day of August 1984.

Commission expires 4-20-86

Jackie Brown
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ 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 _____ as such, _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

Gerald R. Smith, et ux

TO

Bobby D. Devine, et ux

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

Phone 255-4631
NASHVILLE, TENNESSEE 37208

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

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

74200.00- CONT.
192.52 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 199.42-
7000A08/31/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I-46889

IDENTIF. REFERENCE

Aug 31 12 42 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0065625