BWP26

5739

10/09 213.20- CHECK

ADDRESS NEW OWNERS	SEND TAX BILLS TO	MAP-PAR NO.
Alan B. McClellan, et ux 7210 Mark Drive Nashville, TN 37221	Morris Mortgage Corp. 1000 Circle 75 Parkway, #355 Atlanta, GA 30339	142-11 81 9D 25770

WARRANTY DEED BOOK 6398 PAGE 546

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Frederick George Stutz and wife, Deborah Stutz, have bargained and sold, and by these presents do transfer and convey unto the said Alan B. McClellan and wife, Twilla J. McClellan, the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 21 on the Plan of Valley West, Section Two, as of record in Book 3600, Page 86, Register's Office for said County.

Said Lot No. 21 fronts 100.76 feet on the westerly side of Mark Drive and extends back 178.58 feet on the northerly line and 170.51 feet on the southerly line to a dead line in the rear on which it measures 135.06 feet.

Being the same property conveyed to Frederick George Stutz and wife, Deborah Stutz by deed from Martin Construction Co. of record inBook 3881, Page 202, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and plats of record in Register's Office for said County.

This is improved property, known as: 7210 Mark Drive, Nashville, TN 37221.

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.

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 5th day of October, 1984

Frederick George Stutz

Deborah Stutz

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6398 PAGE 547

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frederick George Stutz and wife, Deborah Stutz, the 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 and official seal at Nashville, Tennessee, this 5th day of October, 1984.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-17-88

****

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater, for this transfer is $ 79,500.00

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME, THIS 5th DAY OF OCTOBER, 1984.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
7-17-88

I 54960

IDENTIF. REFERENCE

Oct 9 8 24 AM '84

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

This instrument was prepared by:

Rick M. Johnson, 3221 Nolensville Road, Nashville, Tennessee 37211

(615) 832-0138

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR BOOK 6398 PAGE 548

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

79500.00- CAMT.
206.70 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 213.20-
6739A10/09/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 54960

IDENTIF. REFERENCE

Oct 9 8 24 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0075080