Crawford

cor, L & C Tower
, Tennessee 37219

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
128-10-0-024	Blair Realtors, Inc. 6010 Charlotte Avenue Nashville, TN 37209	The Kissell Co. 30 Warder Street Springfield, OH 45501
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 280369-0
9D-57458	7936 Stallion Drive	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable consderations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay the principal balance now due, plus future interest, on a certain note dated July 3, 1980, in the original principa sum of $41,500.00, payable to The Kissell Co., in monthly installments as set out in said note, with interest as set forth therein, and being secured by a deed of trust executed by Larry E.Jones and wife, Karen H. Jones to Phillip E. Hill and Percy Wilkins, Jr., Trustee, as of record in Book 5622, page 339,

BOOK 6707 PAGE 903

JUDY PARKERSON DeMATTEO and husband, JOHN DeMATTEO

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto BLAIR REALTORS, INC.

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 71 on the Plan of Stacy Square, Section 2, as of record in Book 4175, page 30.

Said Lot No. 71 fronts 75.0 feet on the northwesterly margin of Stallion Drive and extends back 130.6 feet on the northeasterly line and 133.4 feet on the southwesterly line to a dead line in the rear, measuring 84.71 feet thereon.

Being the same property conveyed to Judy Parkerson, by deed from Larry E. Jones and wife, Karen H. Jones, as of record in Book 5732, page 186, the said Judy Parkerson having since married John DeMatteo.

John DeMatteo joins in this instrument for the purpose of conveying all right, title and interest he may have in and to the above described property.

This conveyance is made subject to restrictions of record in Book 4265, page 777, as amended in Book 4379, page 833, certain notes, easements and setback lines as shown on the recorded plat of record in Book 4175, page 30.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. , Except as shown above and 1985 taxes which Grantee assumes and agrees to pay.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors 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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 11th day of November, 19 85

Judy Parkerson DeMatteo

Judy Parkerson DeMatteo

John DeMatteo

John DeMatteo

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6707 PAGE 904

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Judy Parkerson DeMatteo and husband, John DeMatteo the 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, the 11th day of November, 1985.

My commission expires: 4-20-86

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), 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 _____, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 52,450.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 DAY OF November 1985

MY COMMISSION EXPIRES: 4-20-86 (AFFIX SEAL) Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

FROM

JUDY PARKERSON DeMATTEO AND HUSBAND JOHN DeMATTEO

TO

BLAIR REALTORS, INC.

52427

IDENTIFICATION REFERENCE

Nov 12 3 23 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Box 36

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires: _____ Notary Public

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6707 PAGE 905

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			52450.10- CONT.	
			136.24 COTAX.	
			.50 PRFEE	
			6.00 WDFEE	
			CHECK 142.74-	
6036A	11/12/85	BAL	.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 2 4 2 7.

IDENTIFICATION REFERENCE

NOV 12 3 04 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 191262