Mail

| Address New Owner: | Send Tax Bills to: | Map/Parcel |
|---|---|---|
| M. L. Barrett etux<br>976 Murfreesboro Pike<br>Nashville, TN 37217. | Same | Map 61-7<br>Par 38<br>15DZ-1760 |

WARRANTY DEED

FOR AND IN CONSIDERATION 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, BRENDA C. RITTMAN, unmarried, hereinafter called the Grantor, has bargained and sold and by these presents does transfer and convey unto the said M. L. BARRETT and wife, RACHEL S. BARRETT, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 17 of Block "J" on the Plan of Broadmoor, Section No. 2, as of record in Book 547, page 174, Register's Office for said County.

Said Lot No. 17 fronts 50 feet on the northerly side of Malquin Drive and runs back between parallel lines 155 feet to a dead line.

Being the same property conveyed to Brenda C. Rittman by deed from James M. Robinson and wife, Mary Alice Robinson, of record in Book 5332, Page 84, Register's Office for Davidson County, Tennessee.

This instrument is made subject to the Plan of record in Book 547, page 174, said Register's Office, Restrictive Covenants of record in Book 735, page 41, Book 819, page 687, Book 834, page 487, and Book 840, page 289, said Register's Office and to all applicable local government planning, building and zoning regulations. This instrument was prepared from information furnished by M. L. Barrett.

This is improved property, known as 1003 Malquin Drive, Nashville, Tennessee.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said M. L. BARRETT and wife, RACHEL S. BARRETT, their heirs and assigns forever.

AND GRANTOR COVENANTS that she is lawfully seized and possessed of said real estate, in fee simple, that she has a good and valid right to convey it and that the same is unencumbered.

AND GRANTOR DOES further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said real estate 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 my hand on this the 2ND day of December , 1985.

Brenda C. Rittman
BRENDA C. RITTMAN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $25,500.00.

Judy A. Cothran
AFFIANT

Subscribed and sworn to before me on this the 2ND day of December, 1985.

M. Lee Barrett
NOTARY PUBLIC

My commission expires: October 19, 1986

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BRENDA C. RITTMAN, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 2ND day of December, 1985.

M. Lee Barrett
NOTARY PUBLIC

My commission expires: October 19, 1986.

This instrument was prepared by:
Tom G. Coleman, Jr., Attorney
COLEMAN REAL ESTATE CLOSING SERVICE, INC.
9000 E. Church Street
Brentwood, TN 37027

IDENTIFICATION REFERENCE

JAN 6 3 04 PM '86
FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN.

6654.

# OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6756 PAGE 502

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

25500.00- CONT.
60.30 COTAX
.50 PRFEE
6.00 MDEED
CHECK 72.80-
3L70A01/06/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

66544

IDENTIFICATION REFERENCE

JAN 6 3 05 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 207992