BOOK 6985 PAGE 336

FORM NO. WD-1

STATE OF TENNESSEE, XXXXXXXX } Williamson
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 46,900.00

Perry E. Hytken
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF September, 19 86

Notary Public

MY COMMISSION EXPIRES: FEB. 19 9?
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Montgomery & Associates 215 Centerview Dr. Suite 150, Brentwood, TN 37027
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Perry E. Hytken (NAME) | Atlantic Coast Mortgage Company (NAME) | 119-14 |
| 3009 Wingate Avenue (STREET ADDRESS OR ROUTE NUMBER) | 3975 University Dr. #100/210 (STREET ADDRESS) | 132 |
| Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP) | Fairfax, VA 22030 (CITY) (STATE) (ZIP) | 06DA30086 |

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, Beverly D. Carter and wife, Patricia H. Carter

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Perry E. Hytken, unmarried

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:

BEING Lot No. 45 on the Plan of Tuggle Heights, as of record in Book 1130, page 90, Register's Office for said County, to which Plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Beverly D. Carter and wife, Patricia H. Carter by deed from Oakes & Smith Realty, Co., Inc. of record in Book 4810, Page 468, Register's Office, Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

44376

IDENTIFICATION REFERENCE

SEP 19 1 10 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (xx) property, known as 3009 Wingate Avenue, Nashville, TN 37211
(House Number) (Street) (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 their hand s this 10th day of September, 19 86

Beverly D. Carter
Beverly D. Carter

Patricia H. Carter
Patricia H. Carter

STATE OF TENNESSEE
Davidson County
~~Williamson~~

BOOK 6985 PAGE 337

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Beverly D. Carter and wife, Patricia H. Carter

the bargainors, 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 Brentwood, Tennessee, this 10th day of September, 19 86.

Commission expires 10-19

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

Beverly D. Carter and wife,

Patricia H. Carter

TO

Perry E. Hytken, unmarried

PREPARED BY:
N. EDDIE MONTGOMERY, ATTORNEY
215 CENTERVIEW DRIVE, SUITE 150
BRENTWOOD, TN 37027

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

RECEIVED OF _____ BOOK 6985 PAGE 338

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

46900.00- CAMT.
131.32 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 137.82-
4583A09/19/86 BAL .00

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

44376

IDENTIFICATION REFERENCE

SEP 19 1 10 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.** 297292