BOOK 6987 PAGE 993 FORM NO. WD-1

STATE OF TENNESSEE, ~~XXXXXXXX~~ } Williamson
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,000.00

Victoria McClain
Affiant

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

N. Eddie Morris
Notary Public

MY COMMISSION EXPIRES: 1-10-87

(AFFIX SEAL)

Tile 27

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
Victoria McClain (NAME)	Colwell Financial Corporation (NAME)	59-10
3816 Dunbar Drive (STREET ADDRESS OR ROUTE NUMBER)	700 West Liberty Street (STREET ADDRESS)	37
Nashville, TN. 37207 (CITY) (STATE) (P. O. ZIP)	Louisville, KY 40203 (CITY) (STATE) (ZIP)	13DA 32860

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, Joe Eddie Seibert and Lucille C. Seibert

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Victoria McClain

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. 24 on the Plan of Royal Garden Estates, as of record in Book 3700, page 29, 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 Joe Eddie Seibert and wife, Lucille C. Seibert by deed from W. C. Allen and wife, Irene N. Allen of record in Book 4177, Page 674, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 3933, page 246 and in Book 4062, page 450 said Register's Office.

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

4531 IDENTIFICATION REFERENCE

SEP 23 12 06 PM '86
FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

CHECK

This is improved ( ) unimproved ( ) property, known as 3816 Dunbar Drive, Nashville, TN. 37207
(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 hands this 19th day of September 19 86

Joe Eddie Seibert
Joe Eddie Seibert

Lucille C. Seibert
Lucille C. Seibert

09/23 24 .50

E647

STATE OF TENNESSEE
~~Davidson~~ Williamson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~Joe Eddie Seibert and Lucille C. Seibert~~

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 Brentwood, Tennessee, this 19th day of ~~September~~ 19 86

Commission expires 1-10-87

N. Eddie Morton
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

Joe Eddie Seibert and Lucille C. Seibert

TO

Victoria McClain

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

RECEIVED OF _____

FOR _____

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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

85000.00- CAMT.
238.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 244.50-
5647A09/23/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45331

IDENTIFICATION REFERENCE

SEP 23 12 06 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 298383