Mail

This instrument prepared by Douglas R. Berry, Attorney, 917 Two Mile Parkway, P.O. Box 976, Goodlettsville, TN 37072

WARRANTY DEED

BOOK 7350 PAGE 917

THIS INSTRUMENT PREPARED BY
DOUGLAS R. BERRY
ATTORNEY
917 TWO MILE PARKWAY
P.O. BOX 976
GOODLETTSVILLE, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 58,500.00

Ralph E. Shelby
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF September, 19 87.

Notary Public

MY COMMISSION EXPIRES September 11, 1990

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP-PARCEL NUMBERS
RALPH E. SHELBY, et ux (NAME)	CITY FEDERAL SAVINGS BANK (NAME)	not yet
103 Coventry Woods (STREET ADDRESS OR ROUTE NUMBER)	125 Belmont Drive (STREET ADDRESS)	assigned
Madison, Tennessee 37115 (CITY) (STATE) (P.O. ZIP)	Somerset, New Jersey 08873 (CITY) (STATE) (ZIP)	p/o 52-1/150

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, COVENTRY WOODS GROUP JOINT VENTURE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RALPH E. SHELBY and wife, LEANNE F. SHELBY

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 Unit No. 103 on the Plan of Coventry Woods, Phase One, of record in Book 6966, page 370, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being part of the same property conveyed to Coventry Woods Group Joint Venture, by deed from Hooper/Wells Joint Venture, of record in Book 6683, page 371, Register's Office for Davidson County, Tennessee.

Coventry Woods Group Joint Venture and Conventry Woods Group Joint Venture being one and the same person.

6 4 6 0 3

IDENTIFICATION REFERENCE

SEP 14 10 07 AM '87

DAVIDSON COUNTY, TN

This is improved (X) property, known as 103 Coventry Woods, Madison, Tennessee 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

unimproved ( )

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 our hand s this 1st day of September, 19 87

COVENTRY WOODS GROUP JOINT VENTURE

BY: Thomas S. Smith
THOMAS S. SMITH
by Linda B. Puckett
Attorney in Fact

COVENTRY WOODS GROUP JOINT VENTURE

BY: Henry E. Hooper
HENRY E. HOOPER
by Linda B. Puckett
Attorney in Fact

STATE OF _____

COUNTY OF _____

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor ____, 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 _____, Tennessee, this _____ day of _____, 19____.

Commission Expires _____ _____, Notary Public.

_____

STATE OF _____

_____ 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 purpose 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 _____, Tennessee. on this the _____ day of _____, 19____

My commission expires _____ _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, Linda B. Puckett, to me known to be the person who executed the foregoing document on behalf of Henry E. Hooper & Thomas S. Smith and who acknowledged that he/she executed same as the free act and deed of Henry E. Hooper and Thomas S. Smith.

Witness my hand and official seal at Goodlettsville, Tennessee, this 1st day of September, 1987.

James L. Quinn
NOTARY PUBLIC

My Commission Expires: September 11, 1990.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CQ - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
			58500.00- CAMT.	
			163.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	170.30-
1882A	09/14/87		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

64603

IDENTIFICATION REFERENCE

SEP 16 8 07 AM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 15569