File Box 38 File #6350

WARRANTY DEED

THIS INSTRUMENT PREPARED BY
George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee

BOOK 7396 PAGE 260

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
COY E. ESSARY	NEW OWNER(S)	MAP 149-5
(NAME) 4940 Pebble Creek Drive	(NAME)	PARCEL 139
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, Tennessee 37013		FBN 2D71018
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, HARRY S. WEBSTER, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO COY E. ESSARY and wife, DOROTHY CORLEW ESSARY

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 73 on the Plan of Pebble Creek Section One, as of record in Plat Book 5210, page 72, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Harry S. Webster and wife, Linda J. Webster by deed from William Paul Adcock and wife, Tracy Eileen Adcock of record in Book 5817, page 413, said Register's Office. Harry S. Webster and wife Linda J. Webster have since been divorced and Linda J. Webster having conveyed her interest in said property to Harry S. Webster by Quitclaim Deed of record in Book 5961, page 338, said Register'sOffice.

This conveyance is made subject to: (1) Restrictions of record in Book 5334, page 514; (2) All matters appearing on the Plan of record in Plat Book 5210, page 72, said Register's Office.

79957

IDENTIFICATION REFERENCE

Nov 5 8 43 AM '87

FELIX Z. WHITE, JR. REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 4940 Pebble Creek Drive, Antioch, Tennessee 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 29th day of October, 19 87

Harry S. Webster

HARRY S. WEBSTER

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7396 PAGE 261

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

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

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ self to be _____ of the _____, the within named bargainor, a corporation, and that as such _____, 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 _____.

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Harry S. Webster, unmarried, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 29th day of October, 1987.

Helen D. Scott
Notary Public

My commission expires: 3-11-91

HELEN D. SCOTT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 87,500.00

Coy E. Essary
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF October 87

MY COMMISSION EXPIRES: 3-11-91 (AFFIX SEAL)

Helen D. Scott
Notary Public

HELEN D. SCOTT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM

HARRY S. WEBSTER, unmarried

TO

COY E. ESSARY and wife,

DOROTHY CORLEW ESSARY

RETURN TO:
FILE BOX 38
First Title & Escrow Company, Inc.
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
BRENTWOOD, TENNESSEE 37027-0926

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7396 PAGE 262

CO - 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

87500.00- CAMT.
245.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 251.50-
9608A11/05/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.9.9.5.7.

IDENTIFICATION REFERENCE

Nov 5 8 43 AM '87

FELIX Z. WILSON TR. REGISTER
DAVIDSON COUNTY, TN

No. 32882