23

BOOK 7569 PAGE 994

Address New Owner:	Send Tax Bills To:	4151 06/10/1988 03:09 PM	280.90
Jerrold H. Batte etux	Same	Map 160-4	
5213 KINCANNON DR,		Par 109	
NASHVILLE, TN 37220		6DU-37660	

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, DAVID A. MITCHELL and wife, MELISSA P. MITCHELL, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said JERROLD H. BATTE and wife, CYNTHIA F. BATTE, 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. 1130 on the Plan of Brentwood Hall, Section XI, as of record in Book 2331, Page 134, 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 David A. Mitchell and wife, Melissa P. Mitchell, by deed from John Arden Griffin and wife, Sue Elliott Griffin, of record in Book 7044, Page 200, Register's Office for Davidson County, Tennessee.

This property is conveyed subject to the Plan of record in Book 2331, Page 134, said Register's Office; Restrictive Covenants of record in Book 2453, Page 155, said Regiter's Office; and to all applicable local government planning, building and zoning regulations.

It is agreed and understood that the above-named Grantees assume and agree to pay the remaining unpaid balance of a deed of trust of record in Book 7044, Page 203, said Register's Office.

This is improved property known as 5213 Kincannon Drive, Nashville, Tennessee.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said JERROLD H. BATTE and wife, CYNTHIA F. BATTE, their heirs and assigns, forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good and valid right to convey it and that the same is unencumbered.

AND GRANTORS DO further covenant and bind themselves, their 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.

38874

IDENTIFICATION REFERENCE

JUN 10 3 09 PM '88

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

WITNESS our hands on this 10th day of June, 19[illegible].

DAVID A. MITCHELL

MELISSA P. MITCHELL

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $98,000.00.

AFFIANT

Sworn to and subscribed before me this 10TH day of June, 1988.

NOTARY PUBLIC

My commission expires: 5/13/89.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David A. Mitchell and wife, Melissa P. Mitchell, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), 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 June, 1988.

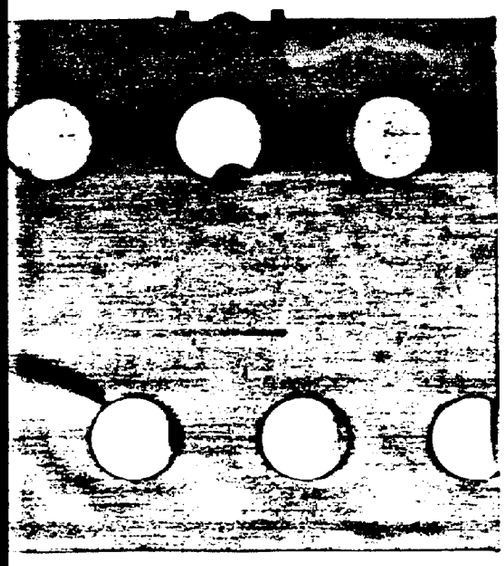
NOTARY PUBLIC

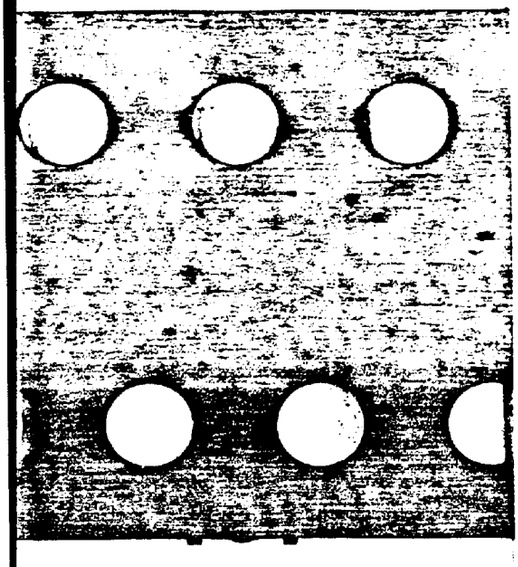
My commission expires: 5/13/89.

Prepared By:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service, Inc.
9000 E. Church St.
Brentwood, TN 37027

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 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

CAMT 98000.00
CON TX 274.40
PRFEE 0.50
WDEED 6.00
~~TOTAL 280.90~~
~~CHECK 280.90~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/10/88 01 15:07 0001 4151

3 8 8 7 4.

IDENTIFICATION REFERENCE

JUN 10 3 09 PM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 101003