FILE BOX 3

BOOK 7698 PAGE 378

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 76,583.81

James H. Moss
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF October, 19 88

Notary Public

MY COMMISSION EXPIRES: [illegible]
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY AT LAW

25 Century Blvd. - Suite 405, Nashville, TN 37214 | 111 West College Street, Murfreesboro, TN 37130 | 719 N. Second Street, Clarksville, TN 37040

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James H. Moss (NAME)	Unifirst Bank for Savings, F.A. (NAME)	MAP 150-11
3316 Oak Timber Drive (ADDRESS)	P.O. Box 1818 (ADDRESS)	PARCEL 261
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Jackson, Mississippi 39205 (CITY) (STATE) (ZIP)	2D-76381

FOR AND 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, Sharon L. McKnight, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James H. Moss and wife, Brenda D. Moss

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. 78, Section Two on the Plan of Lake Towne Park of record in Plat Book 6900, page 111, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Sharon L. McKnight by Quitclaim Deed from William D. McKnight of record in Book 7567, page 808, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to Restrictive Covenants of record in Book 7030, page 566 Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by William D. McKnight and wife, Sharon L. McKnight to R. Conner McAllister, Trustee for Bailey Mortgage Company, dated June 6, 1987, with an approximate unpaid principal balance of $71,583.81, of record in Book 7264, page 889, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

unimproved ( )
This is improved (X) property, known as 3316 Oak Timber Drive, Antioch, Tennessee 37013
(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 my hand this 28th day of October, 19 88

Sharon L. McKnight

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 7698 PAGE 379

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sharon L. McKnight

the bargainor with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of October 1988

Commission expires 7-13-91

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, a Notary Public within and for the State and County aforesaid, personally appeared and with whom I am personally acquainted and who

his oath / himself

upon (their several oaths) acknowledged (themselves) to be the and respectively of the the within named bargainor, and corporation, and that (he) / (they) as such and being authorized so to do, execute 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

8.34655

IDENTIFICATION

Nov 8 8 31 AM '88

FILED WILSON REGISTER DAVIDSON COUNTY

5325 11/08 0101 03CHECK 259.28

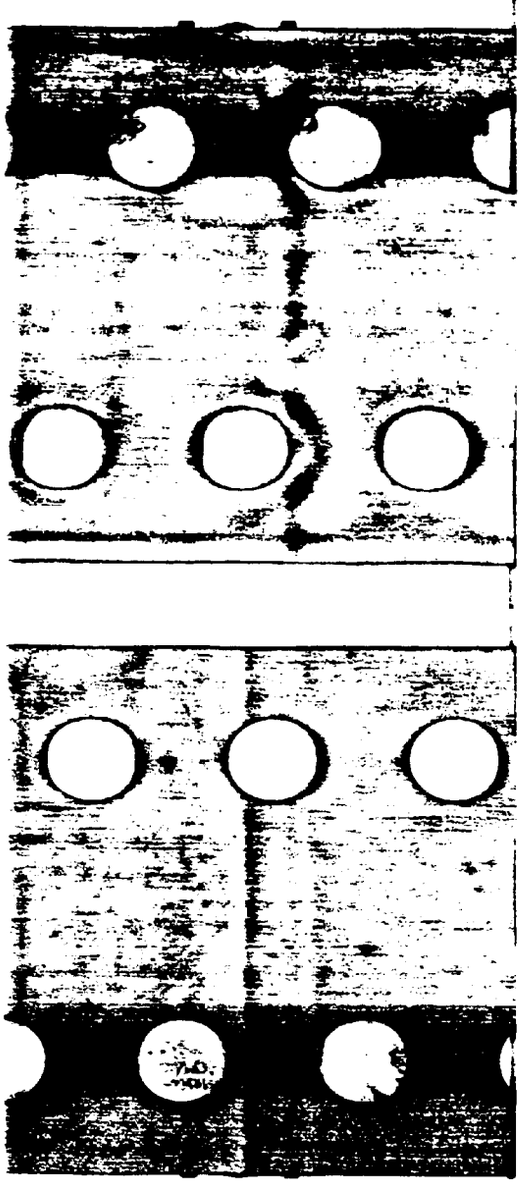
WARRANTY DEED

FROM
Sharon L. McKnight

TO
James H. Moss and wife, Brenda D. Moss

RETURN TO:
CUMBERLAND TITLE COMPANY
☒ 25 Century Blvd. - Suite 405
Nashville, Tennessee 37214
☐ 111 W. College Street
Murfreesboro, Tennessee 37130
☐ 719 N. Second Street
Clarksville, Tennessee 37040

EDWARD SEDDON
ATTORNEY-AT-LAW



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	76583.81
CON TX	252.78
PRFEE	0.50
MTEEI	6.00
TOTAL	259.28
CHECK	259.28

11/08/88 01 08:34 0001 5325

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

83465

IDENTIFICATION REFERENCE

Nov 8 8 31 AM '88

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 151914