43-6-65 JH

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 52,944.00
James M. Flatt
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 9th DAY OF Nov. 19 88
D. Edwards
Deputy Register

Prepared by William L. Draper,
Attorney at Law
Cookeville, Tennessee

For and in consideration of the sum of ONE ($1.00) DOLLAR, cash in paid by JAMES M. FLATT, and wife, CARLENE FLATT, hereinafter referred to as the GRANTEES, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, I, KENNETH D. FLATT, hereinafter referred to as the GRANTOR, have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land located in Davidson County, Tennessee, described as follows:

BOOK 7699 PAGE 943

Same being Lot No. 137 on the Plan of Madison Park, Section II, as of record in Book 3106, page 141, Register's Office for Davidson County, Tennessee.

Said Lot 137 fronts 66.0 feet on the easterly side of Singer Drive and extends back between lines 120.8 feet on the northerly side and 125.80 feet on the southerly side, measuring 97.05 feet thereon.

Being the same property deeded to Kenneth D. Flatt by Deed from Jerry C. Harlan and wife, Wanda C. Harlan, recorded in Book 7492, page 18, Register's Office for Davidson County, Tennessee.

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 I do covenant with the said GRANTEES that I am lawfully seized and possessed of said land in fee simple; that I have good right to convey it; and that it is unincumbered.

And I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

Witness my hand this 8th day of November, 1988.

Kenneth D. Flatt
KENNETH D. FLATT

ACKNOWLEDGEMENT BEFORE NOTARY PUBLIC

STATE OF TENNESSEE

COUNTY OF PUTNAM

Personally appeared before me, Elaine C. Burton, a Notary Public in and for said County and State, the within named KENNETH D. FLATT, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Cookeville, Tennessee this 8th day of November, 1988.

Elaine C. Burton
NOTARY PUBLIC

My Commission Expires:

24 June 1992

Send future tax notices to:
James M. Flatt
Rt. 1, Box 200
Bloomington Springs, TN 38545

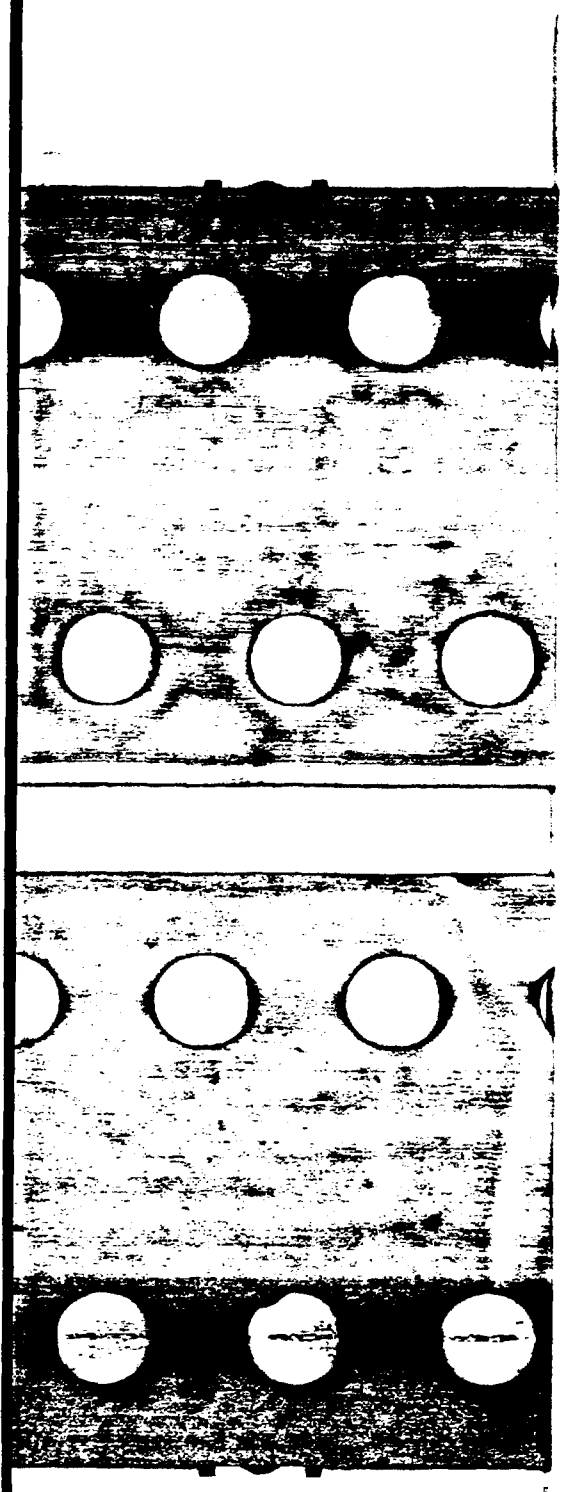
8:41 38

IDENTIFICATION REFERENCE

Nov 9 '1 12 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

5106 11/09 0101 01CASH 179.00



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7699 PAGE 945

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8.41 38.

IDENTIFI REFERENCE

Nov 9 1 12 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

11/09/88	01	13:14	0001	6106

CHK 52294.40
CON TX 172.59
PRFEE 0.50
WDEED 6.00
TOTAL 179.09
CASH 179.09

No. 152685