uglas A. Brace
ple, Kelley, Herbert & Crawford
rd Financial Plaza
) Fourth Avenue North
shville, TN 37219-2196

FILE BOX 61

# WARRANTY DEED

| MAP - PARCEL NUMBER (S) | NAME AND ADDRESS OF NEW OWNER(S) | SEND TAX BILLS TO |
|---|---|---|
| 064-11-0A-22.00 | Mr/Mrs Anthony Taylor<br>405 North Cameron Ct.<br>Hermitage, Tn. 37076 | Citicorp Mortgage, Inc.<br>645 Maryville Centre Drive<br>St. Louis, Mo. 63141 |
| FIELD BOOK NUMBER (S) | STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) | LOAN OR ACCOUNT NO. |
| | | PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED |

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

BOOK 7755 PAGE 752

02925

IDENTIFICATION REFERENCE

JAN 20 2 20 PM '89

FELIX F. WILSON II REGISTER
DAVIDSON COUNTY, TN

FIRST TENNESSEE BANK NATIONAL ASSOCIATION

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto ANTHONY TAYLOR and wife, PEGGY B. TAYLOR

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, _____ State of Tennessee, described as follows:

Being Lot No. 22 on the Plan of Caleb Chase, as of record in Plat Book 6250, pages 821 and 822, 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 property conveyed to First Tennessee Bank National Association, by Substitute Trustee's Deed from Douglas A. Brace, Substitute Trustee, as of record in Book 7343, page 540, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 4465, page 109, as amended in Book 7189, page 353; Book 6777, page 453 and Book 6783, page 805 and all matters shown on the recorded plan referred to above.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor Covenants with the Grantee, that he is lawfully siezed and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successorsand assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 11th day of January, 1989.

FIRST TENNESSEE BANK NATIONAL ASSOCIATION

BY: _____

James M. McGrew, Jr.
Vice-President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

_____

_____

the bargainor(s), 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 _____, Tennessee, this, the _____ day of _____, 19_____.

My commission expires: _____

*Notary Public*

---

STATE OF _____

COUNTY OF _____

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

_____

_____ the bargainor(s), 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, the _____ day of _____, 19_____.

My commission expires: _____

*Notary Public*

---

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OF VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 86,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 DAY OF January 19 89.

COMMISSION EXPIRES: 5-19-91 (AFFIX SEAL) Notary Public

JAMES M. CRAWFORD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

**WARRANTY DEED**

FROM
FIRST TENNESSEE BANK
NATIONAL ASSOCIATION

TO
ANTHONY AND PEGGY TAYLOR
HUSBAND AND WIFE

7971 01/20 0101 :3CHECK 191.95

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

---

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ WILLIAMSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared

James M. McGrew, Jr. and _____,

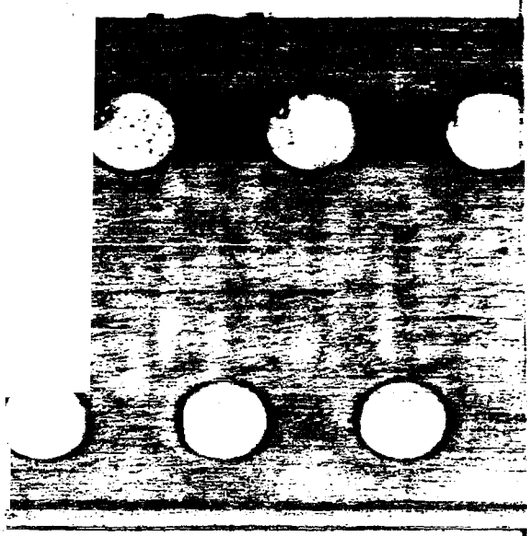
with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged ~~REG~~ himself to be the Vice-President and _____ respectively, of First Tennessee Bank NA, a corporation, the bargainor, and that he as such Vice-President and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said James M. McGrew, Jr. as such Vice-President, and attesting the same by the said _____ as such _____.

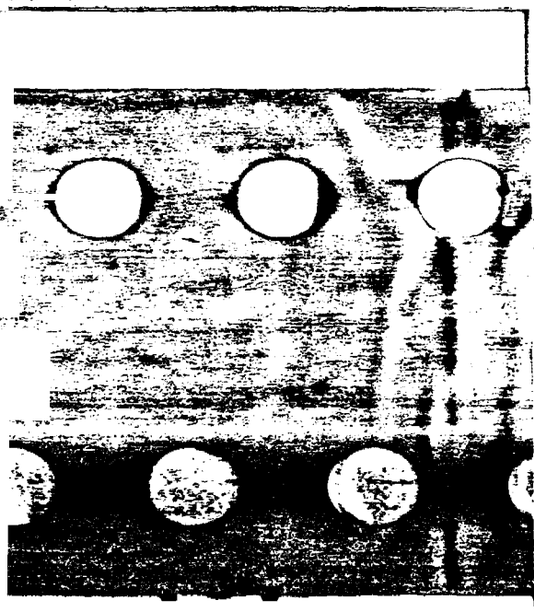
Witness my hand and official seal at Franklin, Tennessee, this, the 5th day of January, 19 89.

My commission expires: 5/1/89

Ruth Reed

*Notary Public*





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

RECEIVED OF _____

FOR _____

BOOK 7755 PAGE 754

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

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

| | |
|---|---|
| CAMT | 86500.00 |
| CON TX | 285.45 |
| PRFEE | 0.50 |
| WDEED | 6.00 |
| TOTAL | 291.95 |
| CHECK | 291.95 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 7971

02925

IDENTIFICATION REFERENCE

JAN 20 2 20 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 174604