BOOK PAGE

FILE BOX 3

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 67,500.00

Thomas A. Russell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF February 19 89

Notary Public

MY COMMISSION EXPIRES:
(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
Thomas A. Russell (NAME)	Atlantic Coast Mortgage Company (NAME)	MAP 161-2
5201 Meta Circle (ADDRESS)	3975 University Drive (ADDRESS)	PARCEL 125.00
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Fairfax, Virginia 22030 (CITY) (STATE) (ZIP)	6DU-72739

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, James H. Huddleston and wife, Lisa J. Huddleston

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas A. Russell and wife, Anne Elizabeth H. Russell

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.

LAND in Davidson County, Tennessee, being Lot No. 17 on the plan of Section Two, McMurray Place, of record in Plat Book 5200, page 440, Register's Office for said County.

SAID Lot No. 17, which is a corner lot, fronts 57.93 feet on the southeasterly margin of Meta Circle and fronts 137.93 feet on the southwesterly margin of Meta Drive, said frontages being joined by a curve having a length of 40.05 feet, and extends back 134.00 feet on the southwesterly line and 58.64 feet on the southeasterly line to a point of intersection.

Being the same property conveyed to James H. Huddleston and wife, Lisa J. Huddleston by deed from W.L. Bainbridge, Inc. of record in Book 6109, page 436, 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 5993, page 326 Register's Office for said County.

FELIX Z. WILSON REGISTER DAVIDSON COUNTY, TN
Feb 24 8 23 AM '89

IDENTIFICATION REFERENCE

11120.

unimproved ( )
This is improved (X) property, known as 5201 Meta Circle, Nashville, Tennessee 37211
(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 our hand S this 22nd day of February 19 89

James H. Huddleston

Lisa J. Huddleston

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7778 PAGE 579

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James H. Huddleston and wife, Lisa J. Huddleston

the bargainor S, 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 Nashville, Tennessee, this 22nd day of February, 19 88.

Commission expires 5 8 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 upon (his oath / their several oaths) acknowledged (himself / 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

WARRANTY DEED

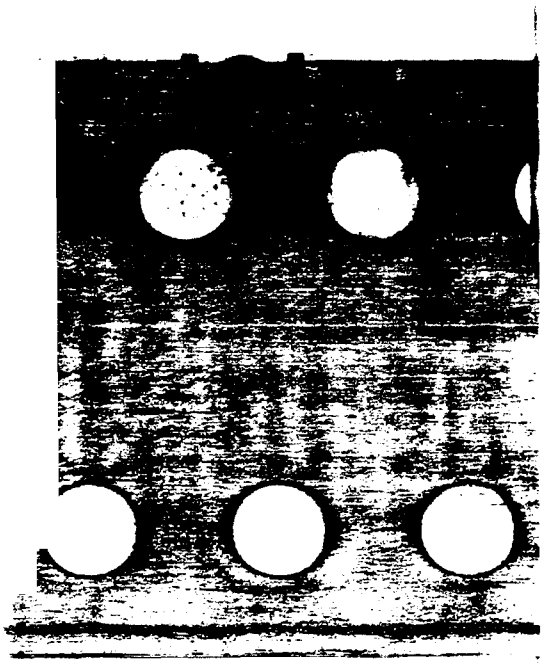
FROM
James H. Huddleston and wife, Lisa J. Huddleston

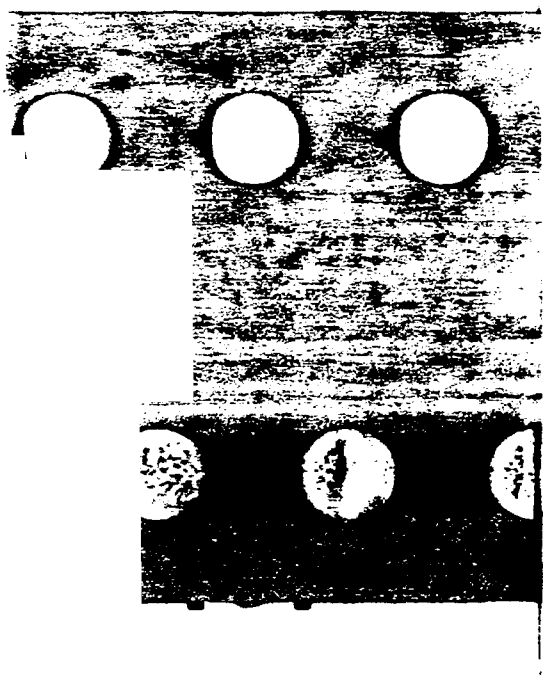
TO
Thomas A. Russell and wife, Anne Elizabeth H. Russell

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

9765 02/24 0101 03CHECK 229.25





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7778 PAGE 580

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 67500.00
CON TX 222.75
PRFEE 0.50
WDEED 6.00
TOTAL 229.25
CHECK 229.25
02/24/89 01 08:25 0001 9765

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

111120

IDENTIF. REFFRENCE

FEB 24 8 23 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 184197