mail

This instrument prepared by Escrow Corporation of Nashville, 841 Wren Road, P.O. Box 976, Goodlettsville, TN 37072.

WARRANTY DEED

BOOK 7838 PAGE 565

THIS INSTRUMENT PREPARED BY

ESCROW CORPORATION OF NASHVILLE
841 WREN ROAD
P.O. BOX 976
GOODLETTSVILLE, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,764.6

Sheila M. Bowen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF May, 1989.

Notary Public

MY COMMISSION EXPIRES: September 11, 1990

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP-PARCEL NUMBERS
SHEILA M. BOWEN (NAME)	FIRST UNION MORTGAGE CORPORATION (NAME)	71-8
2038 Oakwood (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 18109 (STREET ADDRESS)	386
Nashville, Tn. 37207 (CITY) (STATE) (P.O. ZIP)	Raleigh, North Carolina 27619 (CITY) (STATE) (ZIP)	12DZ 2309

FOR AND IN 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, WANDA LOUISE HAYES, unmarried,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SHEILA M. BOWEN, unmarried,

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. 319 on the Plan of Shepardwood, Part 3, of record in Book 5210, page 158, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to Wanda Louise Hayes, unmarried, by deed from Senora Pillow, unmarried, of record in Book 6769, page 565, Register's Office for Davidson County, Tennessee.

Grantee herein jointly and severally hereby assumes and covenants to perform all the terms and conditions of the obligations set forth in that certain promissory note executed by Wanda Louise Hayes and delivered to Cameron Brown Mortgage Company in the amount of $39,400.00 dated January 24, 1986, and that certain deed of trust, securing said promissory note of even date therewith, upon the property conveyed in the deed, which deed of trust is recorded in Book 6769, page 568, Register's Office for Davidson County, Tennessee, including, but not limited to, the obligation to repay the debt.

unimproved ( )
This is improved (XX) property, known as 2038 Oakwood, Nashville, Tennessee 37207
(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 5 day of May, 19 89

Wanda L. Hayes

WANDA LOUISE HAYES

GENERAL ACKNOWLEDGMENT Warranty Deed NO. 201

State of California } SS.
County of Los Angeles }

On this the 5 day of May 19 89 before me,
Esther Maron,
the undersigned Notary Public, personally appeared
Wanda L. Hayes,

☐ personally known to me
☑ proved to me on the basis of satisfactory evidence
to be the person(s) whose name(s) is subscribed to the within instrument, and acknowledged that she executed it.
WITNESS my hand and official seal.

OFFICIAL SEAL
ESTHER MARON
NOTARY PUBLIC CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Expires Jan. 24, 1990

Esther Maron
Notary's Signature

7110 122 NATIONAL NOTARY ASSOCIATION • 23012 Ventura Blvd. • P.O. Box 4625 • Woodland Hills, CA 91364

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, a corporation, and that he / they as such _____
and _____, being authorized so to do, executed the foregoing instrument for
the purpose therein contained by signing the name of the corporation by the said _____
as such _____ and attesting the same by the said _____
as such _____.

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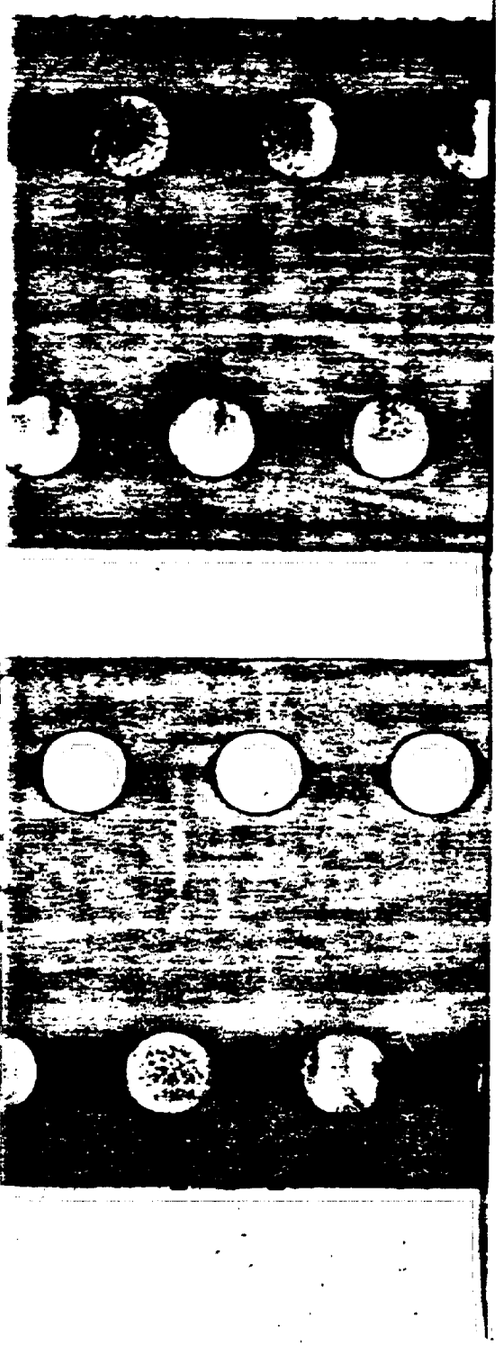
WITNESS my hand and official seal at office at _____, Tennessee.
on this the _____ day of _____, 19___
My commission expires _____

_____
Notary Public

32018

FILED FOR RECORD
May 11 9 23 AM '89

5014 05/11 0101 03CHECK 147.74



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	42764.67
CON TX	141.24
PRFEE	0.50
MDEED	6.00
TOTAL	147.74
CHECK	147.74

05/11/89 01 09:25 0001 5014

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

320118

IDENTIFICATION REFERENCE

MAR 11 9 23 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 208453