FILE BOX 3

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF July, 19 89

Notary Public

MY COMMISSION EXPIRES: 5-

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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
George T. Hicks, Trustee (NAME)	SAME (NAME)	MAP 87-13
#6 - Middleton Park Lane (ADDRESS)	(ADDRESS)	PARCEL 30
Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	4D-12846

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, Guaranty Federal Savings & Loan Association

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George T. Hicks, Trustee

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. 21 on the Plan of Central Valley Forrest of record in Plat Book 5800, Page 72, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Guaranty Federal Savings & Loan Association by Trustee's Deed from Real Security, Inc., Substitute Trustee of record in Book 6981, page 181 and corrected in Correctory Trustee's Deed of record in Book 7868, page 290, 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 5903, page 660 Register's Office for said County.

5064

IDENTIFICATION REFERENCE

Jul 20 9 00 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

5896 07/20 0101 03CHECK 23.50

unimproved (X)
This is improved ( ) property, known as 4352 Central Valley Drive, Hermitage, Tennessee 37076
(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 18th day of July, 19 89

Guaranty Federal Savings & Loan Association
By:
Anthony J. Gervolino, Jr., Managing Agent for the Conservator

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, 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 _____ day of _____ 19_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Anthony J. Gervolino, Jr. and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the _____ and _____ respectively of the Guaranty Federal Savings & Loan the within named bargainor, and corporation, and that he 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 Anthony J. Gervolino, Jr. as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 18th day of July 19 89 .

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF KNOX

On this the 18th day of July, 1989, before me personally appeared Anthony J. Gervolino, Jr., Managing Agent for the Conservator, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Guaranty Federal Savings & Loan Association, and who acknowledged that he executed the same as the free act and deed of the said Guaranty Federal Savings & Loan Association, by virtue of that Power of Attorney, duly executed by the said Guaranty Federal Savings & Loan Association and appearing of record in Book 7593, page 109, respectively, of the Register's Office for Davidson County, Tennessee.

Witness my hand and official seal at Knoxville, Tennessee, this 18th day of July, 1989.

My Commission Expires: 11-19-90

Pamela Kay Smith
Notary Public

PAMELA KAY SMITH NOTARY PUBLIC KNOX CO. TENN.

WARRANTY DEED

FROM

Guaranty Federal Savings & Loan Association

TO

George T. Hicks, Trustee

RETURN TO:

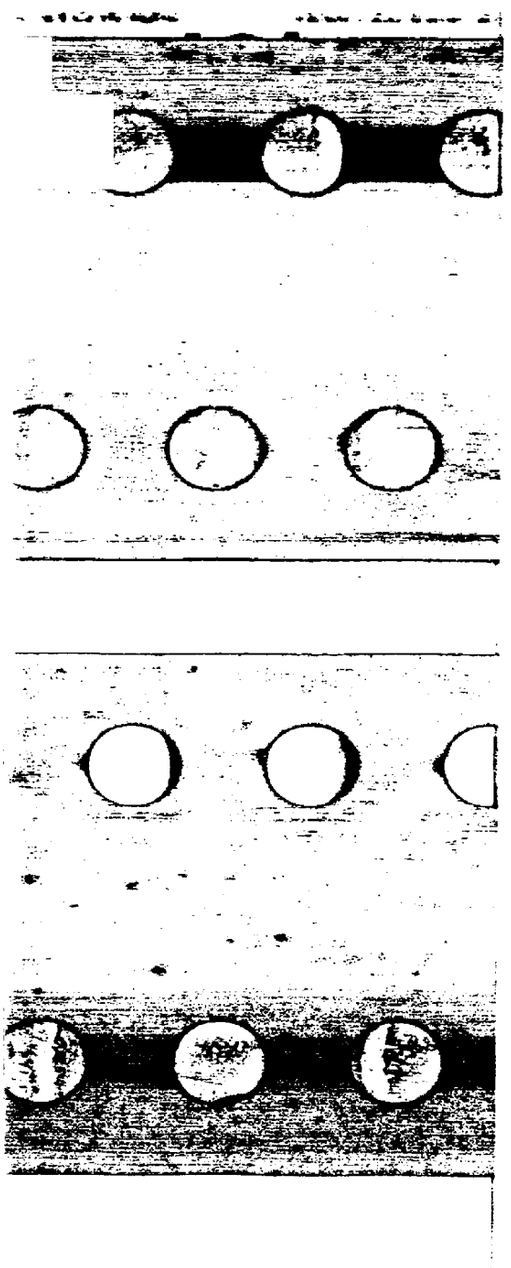
CUMBERLAND TITLE COMPANY

☒ 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 _____

BOOK 7893 PAGE 114

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 5000.00
				CON TX 16.50
				PRFEE 1.00
				WDEED 6.00
				TOTAL 23.50
				CHECK 23.50
07/20/89	01			09:06 0001 6896

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5064.4

IDENTIFICATION REFERENCE

JUL 20 9 01 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 230547