48

FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $ 195,000.00

W. Ralph Nance
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF April, 19 90

Notary Public

MY COMMISSION EXPIRES: July 13, 1991

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY: TAYLOR, SCHLATER, LASSITER, TIDWELL & TRENTHAM, ATTYS.
P.O. BOX 1369, BRENTWOOD, TN 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | MORTGAGEE: & TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| W. Ralph Nance | | 159-154 |
| (NAME) | (NAME) | |
| 1421 Old Hickory Blvd. | | 70-37715 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Brentwood, TN 37027 | | |
| (CITY) (STATE) (P.O. ZIP) | (CITY) (STATE) (ZIP) | |

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, Roy D. Stamps and wife, Geneda E. Stamps

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO W. Ralph Nance and wife, Betty O. Nance

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. 190 on the Plan of River Oaks, Section Two, of record in Book 4175, Page 85, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Roy D. Stamps and wife, Geneda E. Stamps, by deed from James M. Burnette and wife, Mary Sue Burnette of record in Book 4692, Page 242, Register's Office for Davidson County, Tennessee.

Subject to Restrictive Covenants of record in Book 4371, Page 678, and all matters shown on the Plan of Record; Easement for Sanitary Sewers and/or Storm Drainage granted in Book 7825, Page 97, said Register's Office.

I 9207

IDENTIF. TREFERENCE

APR 16 2 05 PM '90

DAVIDSON COUNTY T...

This is unimproved ( ) improved ( XX ) property, known as 1421 Old Hickory Blvd., Brentwood, TN 37027
(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 16th day of April, 19 90

Roy D. Stamps

Geneda E. Stamps

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, Teresa L. Beard, a Notary Public in and for said County and State, Roy D. Stamps and wife, Geneda E. Stamps

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained, and who further acknowledged that _____ the _____ of the maker or a constituent of the maker and _____ authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at office in Brentwood, Tennessee, this 16th day of April, 1990

Notary Public Teresa L. Beard

My commission expires: July 13, 1991

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

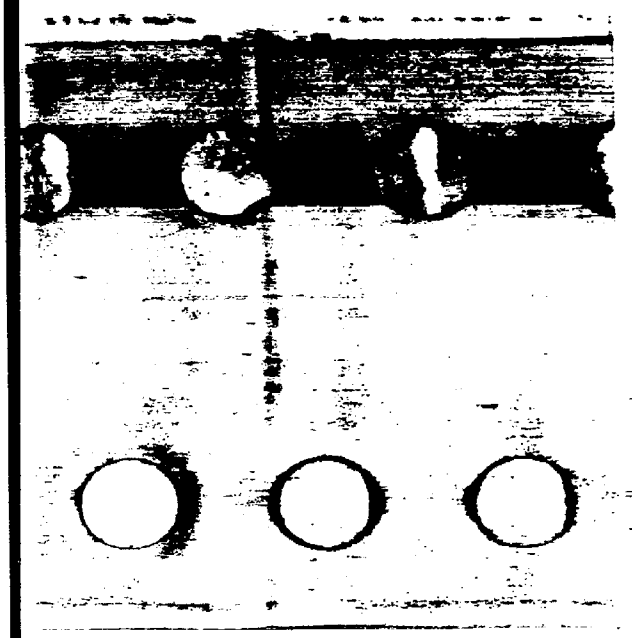
DEED

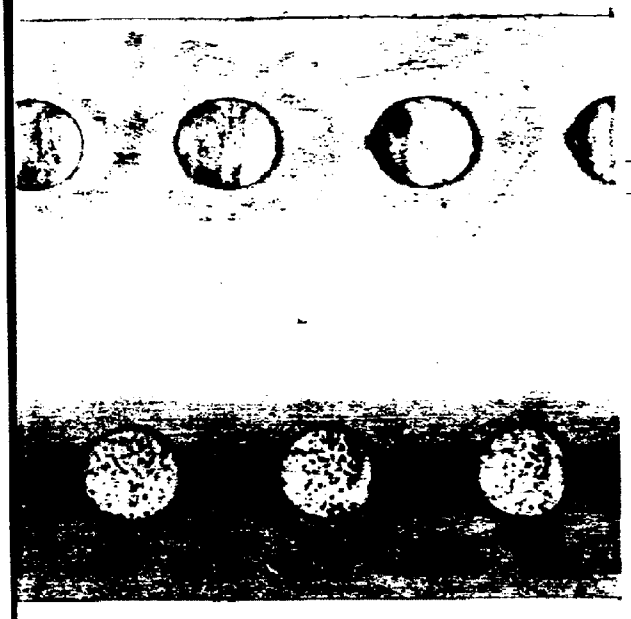
FROM
Roy D. Stamps and wife,
Geneda E. Stamps

TO
W. Ralph Nance and wife,
Betty O. Nance

1902 04/16 0101 03CHECK 650.50

REALTY TITLE & ESCROW COMPANY, INC.
SUITE 150, 101 WESTPARK DRIVE
P.O. BOX 1369
BRENTWOOD, TN 37027





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

RECEIVED OF _____

FOR _____

BOOK 8089 PAGE 82

| | | |
|---|---|---|
| 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 | |
| | | | | 195000.00 |
| | | | CON TX | 643.50 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 6.00 |
| | | | TOTAL | 650.50 |
| | | | CHECK | 650.50 |
| 04/16/90 | 01 | | 14:01 0001 | 1602 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

19207

IDENTIF. TREFERENCE

APR 16 2 05 PM '90

DAVIDSON COUNTY

No. 310710