47

BOOK 8172 PAGE 470

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 91,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
2nd DAY OF August 19 90

Notary Public

MY COMMISSION EXPIRES
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Dennis Maloney (NAME)	First Investment Company (NAME)	14D 17967
7629 Whites Creek Pike (ADDRESS)	Post Office Box 749 (ADDRESS)	15-183
Joelton, TN 37080 (CITY) (STATE) (ZIP)	Columbus, Ohio 43216 (CITY) (STATE) (ZIP)	

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, Jerry R. Baxter and wife, Genevieve Baxter

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dennis Maloney and wife, Joan F. Maloney

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 the 14th Civil District of Davidson County, Tennessee, being Lot No. 2 on the Plan of Perry-Johnston Subdivision of record in Book 5190, page 406, Register's Office for said County, to which Plan reference is here made for a more complete description of said lot.

Being the same property conveyed to Jerry R. Baxter and wife, Genevieve Baxter, by deed from Harold Glen Perry and wife, Mary W. Perry, and Karl W. Johnston and wife, Sue Johnston, of record in Book 5852, page 159, Register's Office for Davidson County, Tennessee.

4857 I.

IDENTIFICATION

Aug 10 1 31 PM '90

8941 08/10 0101 03CHECK 307.30

unimproved ( )
This is improved (X) property, known as 7629 Whites Creek Pike, Joelton, TN 37080
(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 2nd day of August, 19 90

Jerry R. Baxter

Jerry R. Baxter

Genevieve Baxter

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 8172 PAGE 471

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jerry R. Baxter and wife, Genevieve Baxter

the bargainor, 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 Madison, Tennessee, this 2nd day of August 19 90.

Commission Expires 3-5-92

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

Jerry R. Baxter and wife, Genevieve Baxter

TO

Dennis Maloney and wife, Joan F. Maloney

RETURN TO:

William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8172 PAGE 472

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	91000.00
CON TX	300.30
PRFEE	1.00
WDEED	6.00
TOTAL	307.30
CHECK	307.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/10/90 01 13:33 0001 8941

48571.

IDENTIFICATION REFERENCE

AUG 10 1 31 PM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 345383