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STATE OF TENNESSEE
COUNTY OF DAVIDSON

FILE BOX 3

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 76,843.76

Theodocia Lena Moore Kennedy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 22nd DAY OF August 19 90

Notary Public

MY COMMISSION EXPIRES 7-23-91
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY AT LAW

25 Century Blvd - Suite 105, 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
Theodocia Lena Moore Kennedy (NAME)	Chemical Mortgage Company (NAME)	MAP 42-7-A
589 Heritage Lane (ADDRESS)	101 East Town Street (ADDRESS)	PARCEL 128
Madison, TN 37115 (CITY) (STATE) (ZIP)	Columbus, OH 43215 (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 Lawless, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Theodocia Lena Moore Kennedy

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. 441 on the Plan of Heritage Square, Phase Four, of record in Plat Book 6250, Page 178, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Jerry Lawless, unmarried by Deed from Fox Ridge Company, a Limited Partnership, of record in Book 7255, Page 985, Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Plat Book 6250, page 178 and Book 6407, Page 59, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by Jerry Lawless, unmarried to D. Gene Merrill & Frederick E. Brooks, Trustees for Atlantic Coast Mortgage Company, dated May 29, 1987, with an approximate unpaid principal balance of $71,843.76, of record in Book 7255, Page 988, Register's Office for said County, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

2941 08/24 0101 03CHECK 260.44

unimproved ( )
This is improved (X) property, known as 589 Heritage Lane, Madison, TN 37115
(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 22nd day of August, 19 90

Jerry Lawless

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jerry Lawless, unmarried

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of August, 19 90.

Commission expires 7-13-91

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 _____ oaths, 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

51979

IDENTIFICATION REFERENCE

Aug 24 8 11 AM '90

FELIX Z WILSON CT REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM
Jerry Lawless, unmarried

TO
Theodocia Lena Moore Kennedy

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 _____

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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 76843.76
CON TX 253.44
PRFEE 1.00
WDEED 6.00
TOTAL 260.44
CHECK 260.44

08/24/90 01 08:14 0001 2941

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.1979.

IDENTIFICATION REFERENCE

Aug 24 8 11 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 349338