BOOK 8278 PAGE 457

STATE OF TENNESSEE
COUNTY OF DAVIDSON FILE BOX 3
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER FOR THIS TRANSFER 109,000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
18th DAY OF January 19 91
Notary Public
MY COMMISSION EXPIRES 5/29/94
(AFFIX SEAL)

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
Timothy N. Hewitt	SouthTrust Mortgage Corporation	MAP 141-12-B
(NAME)	(NAME)	
7172 Bay Cove Trail	100 Office Park Drive	PARCEL 107
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Birmingham, AL 35223	
(CITY) (STATE) (ZIP)	(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, H. Dale Granda and wife, Joanne M. Granda

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy N. Hewitt and wife,
Ann D. Hewitt

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. 85 on the Plan of Phase 5, Southampton, of record in Plat Book 6900, Page 217, 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 H. Dale Granda and wife, Joanne M. Granda by Deed from Shelby F. Wooley of record in Book 8023, Page 880, Register's Office for said County and also by Quitclaim Deed from Linda Sue Dotson of record in Book 8278, Page 455, Register's Office for said County.

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 6355, Page 517 Register's Office for said County.

87248

IDENTIF. REFERENCE

JAN 22 8 07 AM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

0807 01/22 0101 03CHECK 366.70

unimproved ( )
This is improved (X) property, known as 7172 Bay Cove Trail, Nashville, TN 37221
(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 X 27th day of X June, 19 X 90

X _____
H. Dale Granda

X _____
Joanne M. Granda

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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 H. Dale Granda and wife, Joanne M. Granda

the bargainor S, 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 Nashville, Tennessee this X 27th day of X June 19X 90.

Commission expires X 5-23-94

X Rita R. Dawsey
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

H. Dale Granda and wife, Joanne M. Granda

TO

Timothy N. Hewitt and wife,

Ann D. Hewitt

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
109000.00
CON TX 359.70
PRFEE 1.00
WDEED 6.00
TOTAL 366.70
CHECK 366.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0606 0001 6807

87248

IDENTIF. TREFERENCE

JAN 22 8 07 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 390654