WARRANTY DEED

FILE BOX 3

MAP / PARCEL NUMBER (S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
158-4-A-78	Charles Patrick Flynn	PHH US Mortgage Corporation 55 Haddonfield Road Cherry Hill, NJ 08002
FIELD BOOK NUMBER (S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 18 Annandale Drive, Nashville, TN 37215	LOAN OR ACCOUNT NO.
		PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

IDENTIF. TREFERENCE 08706

APR 23 8 44 AM '91
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

CHASE MANHATTAN FINANCIAL SERVICES, INC.

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto CHARLES PATRICK FLYNN

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, _____ State of Tennessee, described as follows:

Parcel1: Being Lot No. 107 on the Plan of Revised, Section Two, Otter Wood, as shown on Plat of record in Plat Book 6900, pages 598 through 602, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Parcel 2: Non-Exclusive easement for ingress and egress as set out in Book 7667, page 218, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Chase Manhattan Financial Services, Inc., by Trustee's Deed from David B. Herbert, Trustee, as of record in Book 8285, page 134, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to covenants, conditions and restrictions as of record in Book 7260, pages 483-513; Easement as set forth in instrument of record in Book 2249, page 86 and Easement of record in Book 7667, page 218, and all matters shown on the recorded plan referred to above.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor Covenants with the Grantee, that he is lawfully siezed and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, Except 1991 taxes which have been prorated and assumed by Grantee.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successorsand assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 16th day of April, 19 91.

CHASE MANHATTAN FINANCIAL SERVICES, INC.

BY: _____

Richard W. Nirk
Vice President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 8335 PAGE 504

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

_____

_____

the bargainor(s), 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, the _____ day of _____, 19_____.

My commission expires: _____

Notary Public

STATE OF _____

COUNTY OF _____

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

_____

_____ the bargainor(s), 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 _____, this, the _____ day of _____, 19_____.

7258 04/23 0101 03CHECK 766.00

My commission expires: _____

Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OF VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS

$ 230,000.00 _____ Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF April 19 91 MY COMMISSION EXPIRES: 7-13-91 (AFFIX SEAL) _____ Notary Public

WARRANTY DEED

FROM

CHASE MANHATTAN FINANCIAL SERVICES, INC.

TO

CHARLES PATRICK FLYNN

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF ~~TENNESSEE~~ COLORADO)
COUNTY OF ~~DAVIDSON~~ Denver)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared

Richard W. Nirk and _____,

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be the VIce-President and _____ respectively, of Chase Manhattan Financial Services, Inc a corporation, the bargainor, and that he as such Vice-President and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said Richard W.Nirk as such Vice-President, ~~and attesting the same by the said _____ as such _____~~.

Witness my hand and official seal at Denver, Colorado ~~Tennessee~~, this, the 16th day of April, 19 91.

My commission expires: 4-30-93

Linda M. Sorbo

Notary Public



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8335 PAGE 505

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	
				230000.00
			CON TX	759.00
			PRFEE	1.00
			WDEED	6.00
			TOTAL	766.00
			CHECK	766.00

04/23/91 01 08:43 0001 7258

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08706

IDENTIF. REFERENCE

APR 23 8 44 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 415274