Bx 58

BOOK 8436 PAGE 431

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August, 91.

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
K. Thomas Sidwell, 114 E. Main Street, Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Teresa T. Knight (NAME)	Community Mortgage Corporation (NAME)	MAP 163-11B
318 Ash Forge Drive (ADDRESS)	2175 Germantown Rd. South,Su.310 (ADDRESS)	PARCEL 93
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Memphis, TN 38138 (CITY) (STATE) (ZIP)	2DU 70675

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, Franklin Stewart Warren and wife, Raina Victoria Lowe Warren

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Teresa T. Knight, a single person

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. 93 on the Plan of Bell Forge Village, 2nd Revision, Section Four, of record in Book 6250, page 201, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Franklin Stewart Warren and wife, Raina Victoria Lowe Warren by deed from H. P. Associates, a Joint Venture, of record in Book 6829, page 688, Register's Office for Davidson County, Tennessee.

This is the same legal description as used on the prior Deed.

Taxes for the year 1991, prorated the day of closing.

This conveyance is subject to all matters as shown on the plan of record in Book 6250, page 201; the restrictive convenants, by-laws and amendments thereof of record in Book 6040, page 538, Book 6040, page 576, Book 6306, page 644, and Book 6350, page 858; the storm water detention easement of record in Book 6531, page 321; and any liens for homeowners association dues.

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unimproved ( )
This is improved (X) property, known as 318 Ash Forge Drive, Antioch, TN 37013
(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 29th day of August, 19 91

Franklin Stewart Warren

Franklin Stewart Warren

Raina Victoria Lowe Warren

Raina Victoria Lowe Warren

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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 Franklin Stewart Warren and wife, Raina Victoria Lowe Warren

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidance, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th day of August, 19 97

Commission expires 11/27/99

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
Franklin Stewart Warren and wife, Raina Victoria Lowe Warren

TO
Teresa T. Knight

RETURN TO:
K. Thomas Sidwell
114 E. Main Street
Franklin, TN 37064

8198 09/05 0101 03CHECK 229.00



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 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 60000.00
CON TX 222.00
PRFEE 1.00
WDEED 6.00
TOTAL 229.00
CHECK 229.00
09/05/91 01 11:02 0001 8198

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

446532

SEP 5 11 01 AM '91

No. 456479