BOOK 8439 PAGE 225

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 58,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF July, 19 91

Notary Public

MY COMMISSION EXPIRES 7/12/93
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Alan L. Saturn, Atty 212 Third Ave, North, Nashville, TN 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel T. Sexton	Bradley Mortgage Co., Inc	173-1-167
(NAME)	(NAME)	
529 Cedarmont Drive	P O Box 1165	5DU 32192
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Clarksville, TN 37041-1165	
(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, James E. Sontany and Janis M. Sontany

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daniel T. Sexton and wife, Janet M. Sexton

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 Davidson County, Tennessee, being Lot No. 48, on the Plan of Monte Carlo Estates, Section II-B, as of record in Book 5050, Page 99, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

This is the same property conveyed to James E. Sontany and wife, Janis M. Sontany by deed of record in Book 5650, Page 953, in the said Register's Office for Davidson County, Tennessee.

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

45526

IDENTIFICATION REFERENCE

Sep 10 10 10 AM '91

FILED & WITNESSED IN REGISTER DAVIDSON COUNTY, TN

MAIL ENV.

9245 09/10 0101 03CHECK 223.45

This is improved (X) unimproved ( ) property, known as 529 Cedarmont 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 17th day of July, 19 91

James E. Sontany

James E. Sontany

Janis M. Sontany

Janis M. Sontany

First Data Systems, Inc.
1-800-626-5427
DFTN01W 12/88

BOOK 8439 PAGE 226

STATE OF ~~TENNESSEE~~ Oklahoma
COUNTY OF Woods

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James E. Sontany

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 Hopeton, Ok in said ~~County~~, ~~TENNESSEE~~, this 17th day of July 19 91

Commission expires January 16, 1993

Virginia Lambert
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
James E. Sontany and Janis M. Sontany

TO
Daniel T. Sexton and wife, Janet M. Sexton

RETURN TO:
Alan L. Saturn, Atty
212 Third Ave, North
Nashville, Tn 37201



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

RECEIVED OF _____

FOR _____

BOOK 8439 PAGE 227

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 58500.00
CON TX 216.45
PRFEE 1.00
WDEED 6.00
TOTAL 223.45
CHECK 223.45

09/10/91 01 10:12 0001 9245

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4.5.5.2.6.

IDENTIFT REFERENCE

SEP 10 10 10 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 457507