B0424

*This Instrument Prepared By:*
*HAROLD REEVES, ATTORNEY P.C.*
*640 Spence Lane, Suite 218*
*Nashville, TN 37217*
*(615) 361-6679*

BOOK 8454 PAGE 35

ADDRESS NEW OWNER:
Barbara Burgess
1053 Fitzpatrick Road
Nashville, TN 37214

SEND TAX BILL:
*To Mortgagee*

MORTGAGEE:
Countrywide Funding Corporation
155 N. Lake Avenue, P.O. Box 7137
Pasadena, CA 91109-7137

MAP AND PARCEL:
MAP 108-4
PARCEL 204
03D 92209

**WARRANTY DEED**

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Dana M. Staples Turner, Unmarried, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Barbara Burgess, Unmarried , 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 383, Larchwood, Section 7 as recorded in Book 6900, Page 274 of the Davidson County Registrar's Office.

Being the same property conveyed to Dana M. Staples, by Quitclaim deed from David L. Staples of record in Book 8454, Page 32; and by deed from Frank Batson Quality Homes, Inc. of record in Book 7759, Page 338, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

Dana M. Staples and Dana M. Staples Turner is one in the same person.

This conveyance is subject to restrictions of record in Book 7216, Page 574, said Register's Office.

This conveyance is subject to public utility and drainage easement; overhang easement and minimum building setback line of record in Book 6900, Page 274, said Register's Office.

This is improved property known as 1053 Fitzpatrick Road, Nashville, TN 37214.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Barbara Burgess, Unmarried, their heirs and assigns, forever; and we, Dana M. Staples Turner, Unmarried 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 shall include the plural, the plural the singular, and the use of any gender shall

be applicable to all genders.



Witness our hands this the 27th day of September, 1991.

Dana M. Staples Turner
Dana M. Staples Turner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Dana M. Staples Turner, Unmarried the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 27th day of September, 1991.

Patricia E. Clark
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 3/27/93

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 98,000.00.

Barbara Burgess
AFFIANT

Subscribed and sworn to before me this 27th day of September, 1991.

Patricia E. Clark
NOTARY PUBLIC
My Commission Expires:

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

5101.5.

IDENTIFICATION REFERENCE

Oct 1 10 58 AM '91

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

9016 10/01 0101 CHECK

349.00

[redacted]

Box 24



**OFFICIAL RECEIPT**

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8454 PAGE 37

| | | |
|---|---|---|
| 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 | 98000.00 |
| | | | CON TX | 362.60 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 6.00 |
| | | | TOTAL | 369.60 |
| | | | CHECK | 369.60 |
| 10/01/91 | 01 | | 10:59 0001 | 9016 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5101.5.

IDENTIFICATION REFERENCE

OCT 1 10 58 AM '91

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

No. 463844