Bk 34

BOOK 8466 PAGE 379

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 71,711.20

Kenneth G. Gallas
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF October 19 91

LEON SHARBER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

MY COMMISSION EXPIRES
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Leon Sharber, Atty., 1161 Murfreesboro Road, Ste. 505, Nashville, Tennessee 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kenneth G. Gallas	Commercial Federal Mortgage Corp	MAP 133-11
(NAME)	(NAME)	
221 Shawn Drive	P O Box 1103 DTS	PARCEL 201
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37211	Omaha, Nebraska 68101	
(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, Wanda B. Sands

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kenneth G. Gallas and wife, Sheila R. Gallas

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. 174 on the Plan of Valley View Meadows, Section Three, of record in Plat Book 3700, page 93, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

For source of title reference is made to Book 6965, Page 398, Register's Office for Davidson County, Tennessee.

The Plan of record in Book 3700, Page 93, Register's Office for Davidson County, Tennessee, shows an Owner's Certificate, a 30 foot minimum building setback line from Shawn Drive and a 10 foot easement for public utility and drainage purposes along the rear line of said lot.

Suject to restrictions of record in Book 4065, Page 227 and Book 4082, Page 106, Register's Office for Davidson County, Tennessee.

IT IS UNDERSTOOD AND AGREED that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 6965, Page 401, Register's Office for Davidson County, Tennessee, which the grantee herein hereby assumes and agrees to pay. The escrow account in connection with said loan is hereby transferred to the grantee herein.

unimproved ( )
This is improved (X) property, known as 221 Shawn Drive, Nashville, Tennessee 37211
(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 my hand this 15th day of October, 19 91

Wanda B. Sands

Wanda B. Sands

BOOK 8466 PAGE 380

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 Wanda B. Sands

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of October 1991

Commission expires 27 Feb 93

Notary Public

LEON SHARBER
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

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

5 5 2 8 1

OCT 18 10 50 AM '91

Page 2 of 2

WARRANTY DEED

FROM

Wanda B. Sands

TO

Kenneth G. Gallas and wife, Sheila R. Gallas

RETURN TO:

Leon Sharber, Atty.
1161 Murfreesboro Road, Ste. 505
Nashville, Tennessee 37217

$277 10/18 0101 03CHECK 272.29

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8466 PAGE 381

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 71711.20
CON TX 265.29
PRFEE 1.00
WDEED 6.00
TOTAL 272.29
CHECK 272.29
10/18/91 01 10:51 0001 3977

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.52 81

OCT 18 10 50 AM '91

No. 468726