Tele Box 24

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

BOOK 8714 PAGE 541

ADDRESS NEW OWNER:
Marshall Douglas Bryan and Valerie Ann Cantrell Bryan
5968 Port Anadarko Trail
Hermitage, TN 37076

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 97-4
PARCEL 42
04D-06026

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, Leon J. Candella and wife, Nancy R. Candella, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Marshall Douglas Bryan and wife, Valerie Ann Cantrell Bryan, as tenants by the entirety, 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. 84, Section One, Lake Park, of record in Book 4175, Pages 134 and 135, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Leon J. Candella and wife, Nancy R. Candella, by deed from Richard W. Johnson and wife, Patricia C. Johnson of record in Book 5688, Page 524, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to restrictions of record in Book 4429, Page 577, and Amendment No. 1 to Restrictive Covenants in Book 4516, Page 751, said Register's Office.

This conveyance is subject to public utilities and drainage easements and minimum building setback line of record in Book 4175, Pages 134 and 135, said Register's Office.

This is improved property known as 5968 Port Anadarko Trail, Hermitage, TN 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Marshall Douglas Bryan and wife, Valerie Ann Cantrell Bryan, their heirs and assigns, forever; and we, Leon J. Candella and wife, Nancy R. Candella 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 28th day of August, 1992.

Leon J. Candella

Nancy R. Candella

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Leon J. Candella and wife, Nancy R. Candella 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 28th day of August, 1992.

NOTARY PUBLIC

My Commission Expires: 5-22-93

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 109,000.00.

AFFIANT

Subscribed and sworn to before me this 28th day of August, 1992.

NOTARY PUBLIC
My Commission Expires: 5-22-93

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

40827

IDENTIFICATION REFERENCE

AUG 31 9 28 AM '92

DAVIDSON COUNTY, TN

92-5 08/31 0101 03CHECK 412.30

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
109000.00
CON TX 403.30
PRFEE 1.00
WDEED 8.00
TOTAL 412.30
CHECK 412.30

08/31/92 01 09:29 0001 5215

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

408272

IDENTIFICATION REFERENCE

AUG 31 9 28 AM '92

F. Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 564935