FILED

BOOK 8775 PAGE 97

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 60,900.00

Alberda M. Bourgeois
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF October 19 92

Notary Public

MY COMMISSION EXPIRES: 3-25-95
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**

RICHARD A. NORTHCUTT - 25 CENTURY BLVD., SUITE 202 - NASHVILLE, TN 37214

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Alberda M. Bourgeois (NAME) | Community Mortgage Corporation (NAME) | MAP 90-12 |
| 522 Annex Avenue (ADDRESS) | 2175 Germantown Rd. S, Suite 310 (ADDRESS) | PARCEL 170 |
| Nashville, TN 37209 (CITY) (STATE) (ZIP) | Germantown, TN 38138 (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, Peggy Yarbrough, Executrix and Donald E. Curtis , unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Alberda M. Bourgeois, 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:

LAND in Davidson County, Tennessee, being Lot No. 142 on the Plan of Charlotte Park, Section 2, of record in Book 2663, Pages 22 and 23, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Marjorie Sager Curtis by deed from H. E. Collins, Trustee, of record in Book 6004, Page 767, Register's Office for said County. The said Marjorie Sager Curtis, now deceased and the said Peggy Yarbrough being the said Executrix of the estate of Marjorie Sager Curtis. The said Donald E. Curtis, husband of the said Marjorie Sager Curtis being the only heir to said real property. Will Book 178 Page 354

6056.4

IDENTIFICATION REFERENCE

NOV 3 1 15 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved ( X ) property, known as 522 Annex Avenue, Nashville, TN 37209
(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 30th day of October 19 92

Peggy Yarbrough, Executrix

Donald E. Curtis

[redacted]

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 Peggy Yarbrough, Executrix

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 30th day of October, 19 92.

Commission expires: 1-27-96

x Linda J Sanders
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

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 DONALD E. CURTIS, unmarried, 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 Nashville, Tennessee, this 30th day of October, 1992.

Commission Expires: 3-25-95

_____
Notary Public

## WARRANTY DEED

| FROM | RETURN TO: |
|---|---|
| Peggy Yarbrough, Executrix<br>Donald E. Curtis | METROPOLITIAN ESCROW, INC.<br>25 Century Blvd., Suite 202<br>Nashville, Tennessee 37214 |
| TO | |
| Alberda M. Bourgeois | RICHARD A. NORTHCUTT<br>ATTORNEY-AT-LAW<br>25 Century Blvd., Suite 202<br>Nashville, Tennessee 37214 |

0621 11/03 0101 03CHECK

234.33

**OFFICIAL RECEIPT**

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8775 PAGE 99

| | | |
|---|---|---|
| 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 | 60900.00 |
| | | | CON TX | 225.33 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | TOTAL | 234.33 |
| | | | CHECK | 234.33 |

11/03/92 01 13:13 0001 2621

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6056.4

IDENTIFICATION REFERENCE

NOV 3 1 15 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 586492