B.4 53

BOOK 8795 PAGE 81
KATHRYN BROWN, REG.
SUMNER COUNTY, TENN.
RECORDING 8.00
STATE TAX $ 232.73
REG. FEE $ 1.00
TOTAL $ 241.73
REC. NO. 120472

THIS INSTRUMENT PREPARED BY:
SHELTON HATCHER, ATTORNEY
311 EAST MAIN STREET
HENDERSONVILLE, TENNESSEE 37075
TN SUPREME COURT NO. 2657

OUR FILE NUMBER: R-2040

MAP/GROUP/PARCEL
042-11-B-25

PARCEL
CONT. MAP
GROUP
MAP

NEW OWNER'S ADDRESS:
Patricia A. LeBlanc
302 Plymouth Rock Court
Madison, TN 37115

114362

SEND TAX BILLS TO:
Leader Federal Bank for Savings
P.O. Box 2926
Memphis, TN 38118

WARRANTY DEED

0452 11/24 0101 03CHECK 8.00

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which his hereby acknowledged, I, David Matthews, President of Temco Land Co., Inc., hereinafter called Grantor, do hereby transfer and convey unto Patricia A. LeBlanc, her heirs and assigns, hereinafter called Grantee, property described as follows:

> LAND in Davidson County, Tennessee, being Unit No. 302, on the Plan of Section One, Heritage Village, according to the Master Deed of record in Book 4758, Page 179, as amended by Book 4808, Page 829, Book 5102, Page 383, Book 6380, Page 989, and in Book 6484, Page 287, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.
>
> BEING a portion of the same property conveyed to grantor herein by deed of record in Book 8350, Page 931, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantee. Grantor covenants with grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds himself, his heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, her heirs, successors, and assigns against the lawful claims of all persons whatsoever.

David Matthews, President
Temco Land Co., Inc.

ENTERED
THOMAS C. MARLIN
TAX ASSESSOR

SEP 0 8 1992

REC'D SEP - 8 1992 AT 1:55 REC. IN Record Book 276 PAGE 865
KATHRYN BROWN, REGISTER

866

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, David Matthews, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 1st day of September, 1992.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
4-13-96

JANET L. ADAMS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $62,900.00.

AFFIANT

Sworn to and subscribed before me, this the 1st day of September, 1992.

NOTARY PUBLIC

My Commission Expires:
4-13-96

JANET L. ADAMS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

67607

IDENTIFICATION REFERENCE

Nov 24 11 26 AM '92

R. Z. WILSON II REGISTER
DAVIDSON COUNTY, TN