# WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY BOOK 8863 PAGE 556

**Escrow Corporation**
**315 West Main Street**
**Hendersonville, Tennessee 37075**

**THIS INDENTURE**, made and entered into as of the **9th** day of **February, 1993** by and between

**Waymond T. Armes, unmarried** ,
hereinafter referred to as Grantor, and

2896 02/11 0101 03CHECK 175.43

**Thomas E. Hale, unmarried** ,

hereinafter referred to as Grantee.

**WITNESSETH:** That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

**TO HAVE AND TO HOLD** The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, his/her heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

Whenever 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** the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

Waymond T. Armes
**Waymond T. Armes**

6 4 7

IDENTIFICATION REFERENCE

FEB 11 9 57 AM '93

JAX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

**INDIVIDUAL**

STATE OF TENNESSEE )
COUNTY OF Davidson )

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **Waymond T. Armes**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my Hand, at office, this **9th** day of **February, 1993**.

Notary Public

Commission Expiration: 7/23/94

**INDIVIDUAL**

STATE OF TENNESSEE, )
COUNTY OF Davidson
)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **9th** day of **February, 1993.**

_____
Notary Public

Commission Expiration: _____

**STATE OF TENNESSEE )**
**COUNTY OF Davidson )**

**VALUATION AFFIDAVIT**

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$43,900.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Thomas E. Hale
**Affiant**

Subscribed and sworn to before me this **9th** day of **February, 1993.**

Jane L Dean
Notary Public

Commission Expiration: 7/23/94

| RETURN TO: | SEND TAX BILLS TO: | PROPERTY ADDRESS: |
|---|---|---|
| Escrow Corporation<br>315 West Main Street<br>Hendersonville, Tennessee 37075 | CTX Mortgage Company<br>2525 Perimeter Place, #201<br>Nashville, TN. 37214 | 703 Madison Boulevard<br>Madison, TN. 37115<br><br>MAP PARCEL NUMBER<br>52-0V289.01<br>**FIELD BOOK NUMBER**<br>**11D 70335** |

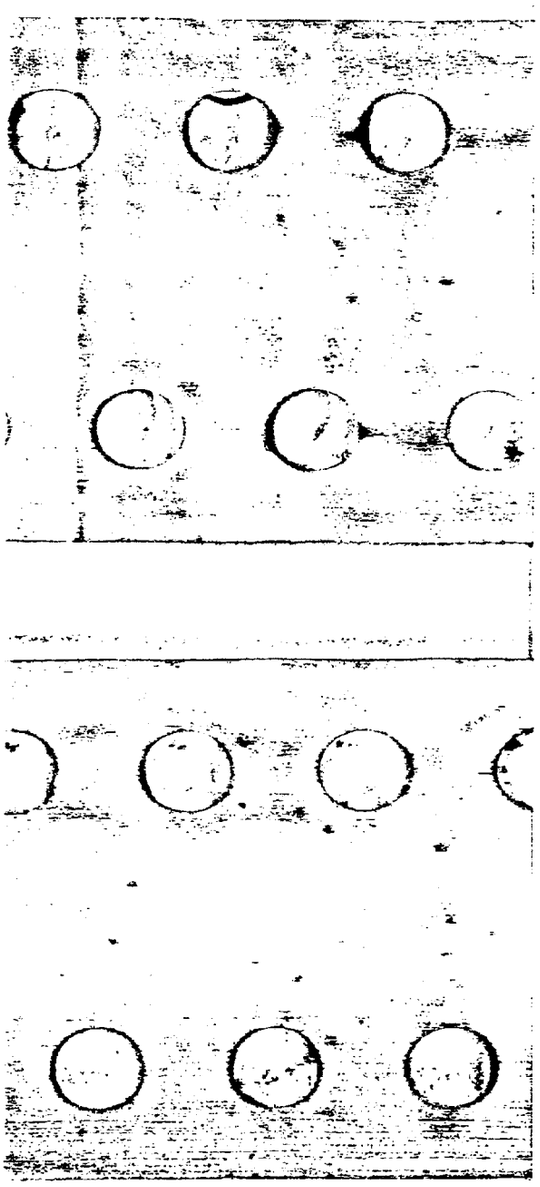
**EXHIBIT A** BOOK 8863 PAGE 558

**Legal Description**

Being Part of Lots No. 13 & 14 on the Plan of Block "L" on the Revised Plan of Power & Roth's Madison Park Subdivision, of record in Book 843, page 7, Register's Office for Davidson County, Tennessee, and more particularly described according to an unrecorded survey made by E. Medlin, Surveyor, dated March 28, 1964, as follows:

Beginning at a point in the east margin of Madison Boulevard at a point 110 feet south of the southwest corner of Neely's Bend Road and Madison Boulevard; thence in a southerly direction along the east margin of Madison Boulevard 72.2 feet to a point; thence easterly 200.8 feet to a point in the common boundary between lots No. 14 & 15; thence northerly toward Neely's Bend Road along the common boundary line of Lots No. 14 & 15, 61 feet to a point being 110 feet south of the southerly margin of Neely's Bend Road; thence northwesterly 101.85 feet to a point being 90 feet south of the southerly margin of Neely's Bend Road; thence southwesterly 101.85 feet to the point of beginning.

Being the same property conveyed to Waymond T. Armes by deed from Jack Kemp, Secretary of Housing and Urban Development, of record in Book 8671, page 24, corrected in Book 8854, page 550, and recorrected in Book 8857, page 459, Register's Office for Davidson County, Tennessee.



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

RECEIVED OF _____

FOR _____

BOOK 8863 PAGE 559

| | | |
|---|---|---|
| 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 43900.00
CON TX 162.43
PRFEE 1.00
WDEED 12.00
TOTAL 175.43

RECEIPT IS NOT VALID UNTIL CHECK IS PAID CHECK RANK 175.43

02/11/93 01 09:56 0001 2896

9164 7

IDENTIFICATION REFERENCE

FEB 11 9 57 AM '93

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 620544