Box 58

| ADDRESS NEW OWNER: | SEND TAX BILL TO: | MAP-PARCEL NOS. |
|---|---|---|
| Kenneth J. DeCourt<br>Vicki L. DeCourt | Leader Federal Bank for Savings<br>P.O. Box 2926<br>Memphis, TN 38101 | MAP and PARCEL<br>156-01-0-011.00 |

This instrument prepared by: Cindy S. Smith, Atty. at Law, 2605 Elm Hill Pike, Suite C, Nashville, TN 37214 (Davidson County - Box 27B)

# WARRANTY DEED

BOOK 8986 PAGE 284

**FOR AND IN CONSIDERATION** of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **CHARLES B. WILSON AND WIFE, JONI JUSTICE WILSON**, (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **KENNETH J. DeCOURT AND WIFE, VICKI L. DeCOURT** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **DAVIDSON** County, State of Tennessee, being more particularly described as follows, to wit:

**Land in Davidson County, Tennessee, being Lot No. 820 on the Plan of Harpeth Woods, Section 4, of record in Book 5200, Page 560, Register's Office for said County.**

**Said Lot No. 820 fronts 75.1 feet on the northerly margin of Beech Bend Drive and extends back along the easterly line, passing a witness line at 169.3 feet, a total distance of 250.0 feet more or less, and extends back along the westerly line, passing a witness line at 172.9 feet, a total distance of 252.40 feet, more or less, to the center of the Harpeth River, measuring 51.5 feet thereon.**

**Being the same property conveyed to Charles B. Wilson, unmarried, by deed from Robert H. Burns and wife, Susan P. Burns, of record in Book 7172, page 24, Register's Office for Davidson County, Tennessee. The said Charles B. Wilson having since married and his wife, Joni Justice Wilson joining in this conveyance to convey any and all rights she may have in said property including but not limited to all marital rights therein.**

**CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Restrictive Covenants of record in Book 6097, Page 560, said Register's Office; 2) The Plan of record in Book 5200, Page 560, said Register's Office and all matters therein; 3) Property Taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees.**

31839
IDENTIF. ← REFERENCE

93 JUN 18 AM 11:26
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater for this transfer is $85,900.00.

Affiant

Subscribed and sworn before me this 17 day of June, 19 93

Notary Public

My Commission Expires: 11-27-93

R. GARRETT DONALDSON NOTARY PUBLIC AT LARGE STATE OF TENN.

**TO HAVE AND TO HOLD** the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

CBW JJW

**IN WITNESS WHEREOF**, the Grantors have caused this Deed to be executed this ~~day of, 19~~: 17th day of June, 1993.

Charles B Wilson
**CHARLES B. WILSON**

Joni Justice Wilson
**JONI JUSTICE WILSON**

9213 06/18 0101 03CHECK 326.83

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

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **CHARLES B. WILSON AND WIFE, JONI JUSTICE WILSON**, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at **Brentwood**, Tennessee, this **17th** day of **June, 1993**.

**Notary Public**
**My Commission Expires:** 7-

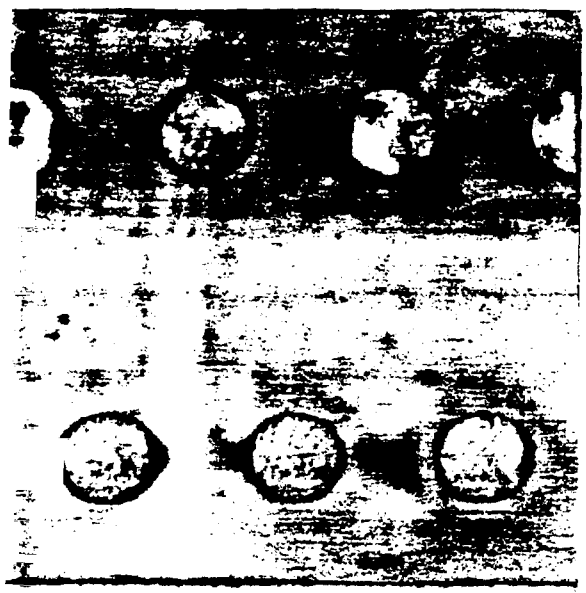
**STATE OF TENNESSEE**
**COUNTY OF &COUNTY2&**

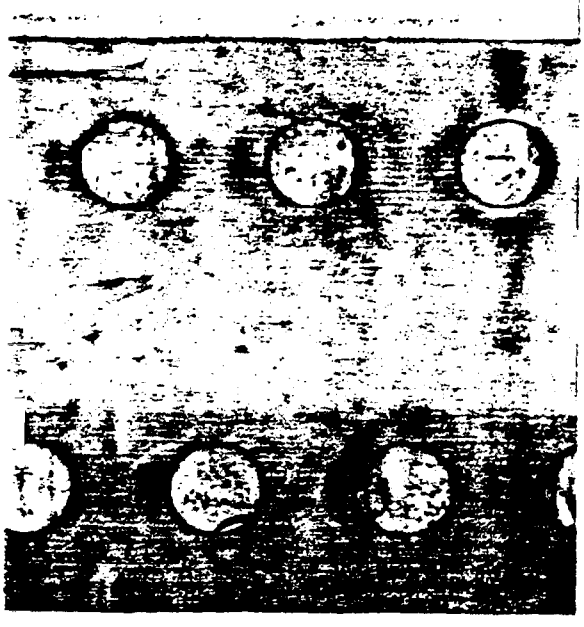
Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named , with whom I am personally acquainted, and who acknowledged that (s)he executed the within instrument for the purposes therein contained, and who further acknowledged that (s)he is the Attorney-In-Fact of , and is authorized by to execute this instrument on his/her behalf.

Witness my hand and official seal at , Tennessee, this day of , **19.**

**Notary Public**
**My Commission Expires:**

File No.





**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 8986 PAGE 286

| | | |
|---|---|---|
| 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 85900.00<br>CON TX 317.83<br>PRFEE 1.00<br>WDEED 8.00<br>TOTAL 326.83<br>CHECK 326.83 | |
| 06/18/93 | 01 | 11:30 | 0001 | 9213 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

31839
IDENTIF. ↑ REFERENCE

93 JUN 18 AM 11:26
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.

**No.** 664469