| [ ADDRESS NEW OWNER: ] | SEND TAX BILL TO: ] | MAP-PARCEL NOS. ] |
|---|---|---|
| [ Ronnie J. Passons ] | Troy & Nichols, Inc. ] | MAP and PARCEL ] |
| [ Karen D. Passons ] | Attn: Tax Dept. ] | ] |
| [ 2227 Una Antioch Pike ] | P.O. Box 4025 ] | 149-02-0-003.00 ] |
| [ Nashville, TN 37013 ] | Monroe, LA 71211-4025 ] | ] |

[ This instrument prepared by: Cindy S. Smith, Attorney, Royal Elm Office Park ]
[ 2605 Elm Hill Pike, Suite C, Nashville, Tennessee 37214 (Davidson County - Box 27B) ]

# WARRANTY DEED

**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, **James E. Parker and Anita L. Parker, husband and wife** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Ronnie J. Passons and Karen D. Passons, husband and wife** (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. 2 on the Plan of Willow Meade, Section I, as of record in Book 4300, Page 193, Register's Office for said county. Said Lot No. 2 fronts 121.00 feet on the northwesterly side of Una-Antioch Pike and runs back 293.95 feet on the southerly line and 316.31 feet on the northerly to a dead line which is broken measuring 162.77 feet thereon.**

**Being the same property conveyed to James E. Parker and wife, Anita L. Parker by deed from Wayne T. Washburn and wife, Vicki Washburn of record in Book 5363, Page 383, Register's Office of Davidson County, Tennessee.**

**This is property with a common address of 2227 Una Antioch Pike, Nashville, TN 37013.**

Being one and the same as 2227 Una Antioch Pike, Antioch, TN 37013

**CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 2) The Plan of Record in Book 4300, Page 193, said Register's office and all matters therein.**

33674
IDENTIF. ↑ REFERENCE

93 JUN 23 PM 1:36
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

1208 06/23 0101 03CHECK 325.35

[ STATE OF TENNESSEE ]
[ COUNTY OF Davidson ]
[ The actual consideration or value, whichever is greater for this ]
[ transfer is $85,500.00 ]
[ ]
[ Affiant ]
[ Subscribed and sworn before me this 16th day of June, 1993. ]
[ ]
[ My Commission Expires: 7-23-94 ] Notary Public

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

**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.

**IN WITNESS WHEREOF**, the Grantors have caused this Deed to be executed this **16th** day of **June, 1993.**

James E. Parker

Anita L. Parker

**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 **James E. Parker and Anita L. Parker, husband and wife** , 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 **Nashville,**, Tennessee, this **16th** day of **June, 1993.**

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

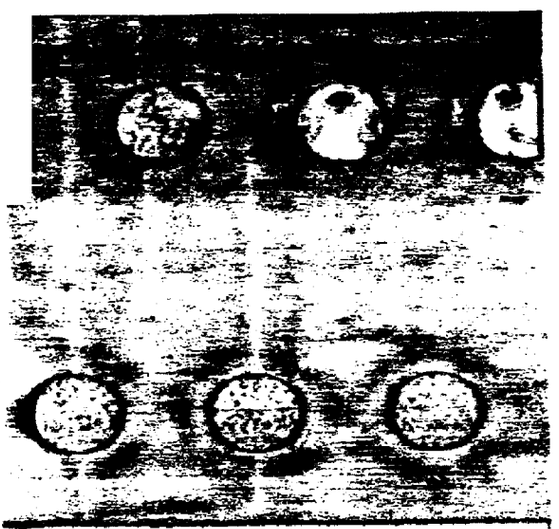
**STATE OF TENNESSEE**
**COUNTY OF Davidson**

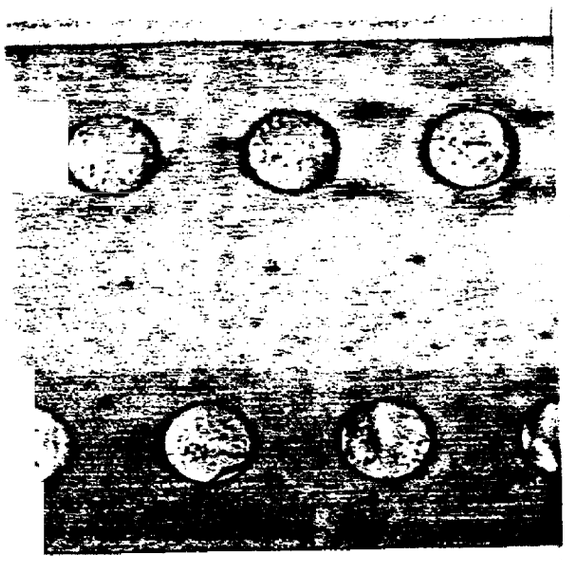
Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named _____, with whom I am personally acquainted, and who acknowledged that (s)he executed the within instrument for the purposes therein contained, and who further acknowledged 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 **Nashville,**, Tennessee, this **16th** day of **June, 1993.**

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

File No. 9306-218





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

RECEIVED OF _____

FOR _____ BOOK 8991 PAGE 344

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | | |

CAMT 85500.00
CON TX 316.35
PRFEE 1.00
WDEED 8.00
TOTAL 325.35
CHECK 325.35

06/23/93 01 13:36 0001 1200

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

33674
IDENTIF. ↑ REFERENCE

93 JUN 23 PM 1:36
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 666436