BOOK 9059 PAGE 567

STATE OF TENNESSEE
COUNTY OF DAVIDSON FILE BOX 3
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 53,000.00

Jose' Santana
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF August 19 93.

Notary Public

MY COMMISSION EXPIRES: 7/26/93
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JACK CASE WILSON, ATTORNEY AT LAW
1187 Vultee Boulevard, Nashville, TN 37217 111 West College Street, Murfreesboro, TN 37130 245 Dover Road, Clarksville, TN 37040

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jose' C. Santana (NAME)	Fleet Real Estate Funding Corp. (NAME)	MAP 119-13
518 Timmons Street (ADDRESS)	324 West Evans Street (ADDRESS)	PARCEL 112
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Florence, SC 29501-3700 (CITY) (STATE) (ZIP)	6DA-37054

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, Linda Petty Hosford and husband, Samuel L. Hosford, Jr. (formerly Linda Petty)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jose' C. Santana and wife, April D. Santana

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:

Being Lot No. 23 on the Plan of College Heights of record in Book 332, Page 19, Register's Office for Davidson County, Tennessee.

Said Lot No. 23 fronts 50 feet on the northerly side of Timmons Street and runs back 168.3 feet on the easterly line and 169.6 feet on the westerly line an alley, measuring 50 feet thereon.

Being the same property conveyed to Linda Petty, unmarried by deed from Jim Foutch and wife, Evelyn Foutch of record in Book 7509, Page 225, Register's Office for Davidson County, Tennessee. The said Linda Petty now being married and being one and the same as Linda Petty Hosford.

This conveyance is subject to any and all existing easements and restrictions of record.

Samuel L. Hosford, Jr., husband of Linda Petty Hosford, joins in this conveyance to convey any and all interest he may have in said property including but not limited to his marital interest.

This conveyance is subject to a Deed of Trust executed by Linda Petty, unmarried to Jess Fly, Trustee(s) for The Lomas & Nettleton Company (now being serviced by Fleet Real Estate Funding Corp.), dated March 31, 1988, with an approximate unpaid balance of $46,117.64, of record in Book 7509, Page 228, of said Register's Office, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

unimproved ( )
This is improved (X) property, known as 518 Timmons Street, Nashville, TN 37211
(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 25th day of August, 19 93

Linda Petty Hosford
Linda Petty Hosford

Samuel L. Hosford, Jr.
Samuel L. Hosford, Jr.

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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 Linda Petty Hosford and husband, Samuel L. Hosford, Jr.

the bargainor s, with whom I am personally acquainted or 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 25th day of August, 19 93.

Commission expires 7/23/94

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

4481 08/27 0101 03CHECK 205.10

56352

IDENTIF. ↑ REFERENCE

93 AUG 27 PM 3:13

RETURN TO:
CUMBERLAND TITLE COMPANY

JACK CASE WILSON
ATTORNEY - AT - LAW

☒ 1187 Vultee Boulevard
Nashville, Tennessee 37217

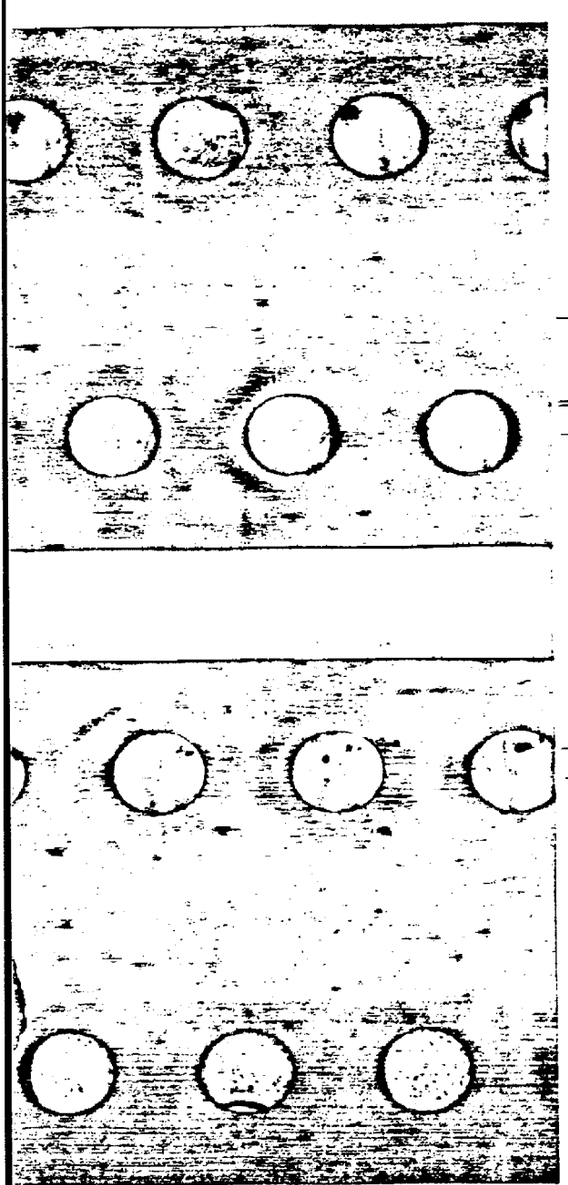
☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 245 Dover Road
Clarksville, Tennessee 37040

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

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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	53000.00
CON TX	196.10
PRFEE	1.00
WDEED	8.00
TOTAL	205.10
CHECK	205.10

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/27/93 01 08:13 0001 4481

56352
IDENTIF. ↑ REFERENCE

93 AUG 27 AM 8:13

REGISTER
DAVIDSON COUNTY, TN.

No. 690775