PREPARED BY (AND RETURN TO):
**WILKINS & IVEY,** Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) (Title No: 34083)
Dav. Co. File: Box 8

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
EXP. 9/16/95

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 350,000.00

Walton Scott Tygard
Affiant

Sworn and subscribed before me on October 27th 1993.

Christy Wilkins Ivey
Notary Public

My Comm. Expires:

| ADDRESS NEW OWNER: | RESPONSIBLE FOR PAYMENT OF TAXES: | MAP-PARCEL NUMBERS |
|---|---|---|
| Scott Tygard<br>6504 Radcliff Drive<br>Nashville, Tennessee 37221 | First Tennessee Bank N.A.<br>P. O. Box 1000, Dept. 47<br>Memphis, Tn 38148 | 157-00-113 |

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Nancy J. White and spouse, Dana E. White,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Scott Tygard** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 60 on the plan of Devonshire Manor, Section II, of record in Book 5200, page 242, Register's Office for said County.

SAID Lot No. 60 fronts 180.05 feet on the northerly margin of Radcliff Drive and extends back 243.29 feet on the westerly line and 201.02 feet on the easterly line to a dead line in the rear, measuring 210.26 feet thereon.

BEING the same property conveyed to Nancy J. White by quitclaim deed from Dana E. White and spouse, Nancy J. White of record in Book 8911, page 859, Register's Office for Davidson County, Tennessee.

**Description Reference:** The description is the same as that used in the last deed prior to this transaction..

The property herein conveyed is subject to restrictive covenants of record in Book 5580 Page 507 said Register's Office, and to the matters set forth in the referenced Plan of record a 10 foot easement for sanitary sewers and/or storm drainage across/along the northerly line of said lot and 10 foot temporary construction easement south of and adjacent thereto, all as granted to Metropolitan Government by instrument of record in Book 7814, page 379, said Register's Office, and to any and all matters shown on the herein referenced Plan of record in said Register's Office.

Dana E. White spouse of Nancy J. White, joins in this conveyance solely for the purpose of conveying any marital interest she might have in the subject property.

82990
IDENTIFICATION REFERENCE
93 NOV -8 AM 10:
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

5424 11/08 0101 03CHECK 1304.00

**This is improved property, known as:** 6504 Radcliff Drive, Nashville, Tennessee 37221

**TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

**GRANTOR FURTHER COVENANTS** and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

**WITNESS THE EXECUTION HEREOF** on October 26, 1993.

Nancy J. White
**Nancy J. White**

Dana E. White
**Dana E. White**

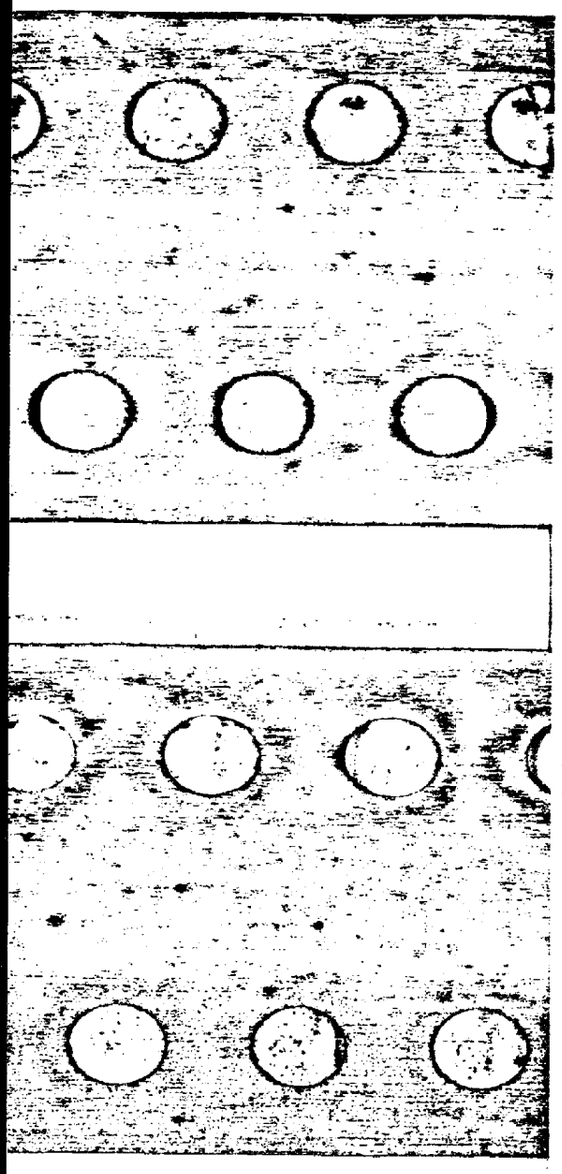
**State of Tennessee**
**County of Davidson**

On October 26, 1993, before me the undersigned authority, personally appeared Nancy J. White and Dana E. White, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires MAY 24, 1997

My Commission Expires: _____

Katrina West
Notary Public



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

RECEIVED OF _____

FOR _____

BOOK 9143 PAGE 791

| | | |
|---|---|---|
| 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 | |
| | | | | 350000.00 |
| | | | CON TX | 1295.00 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | TOTAL | 1304.00 |
| | | | CHECK | 1304.00 |
| 11/08/93 | 01 | | 10:12 0001 | 5424 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82990
IDENTIFICATION REFERENCE

93 NOV -8 AM 10: 11
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 719241