# WARRANTY DEED

**Address New Owner as Follows:**
Blair L. Jones and Wife,
Angela K. Jones
3120 Cloverwood Drive
Nashville, TN 37214

**SEND TAX BILLS TO:**
Glendale Federal Bank
P.O. Box 85366
San Diego, CA 92186-5366

**THIS INSTRUMENT PREPARED BY:**
American Escrow Service, Inc.
P. O. Box 148148
Nashville, Tennessee 37214

**STATE OF TENNESSEE )**
**COUNTY OF DAVIDSON )**
The actual consideration or value, whichever is greater, for this transfer is:

57,500.00

**Affiant**

**MAP AND PARCEL**
Map 096-11-0
Parcel 027.00

85784

93 NOV 15 PM 1:32
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

Subscribed and sworn to before me, this the 10th day of November, 1993.

**Notary Public**

My Commission Expires:

JANUARY 23, 1994

**FOR AND IN CONSIDERATION** of the sum of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, cash in hand paid by **Blair L. Jones and wife, Angela K. Jones**, (the "Grantees" herein) the receipt whereof is hereby acknowledged, the undersigned Grantors, **John E. Elder, III and wife, Mary Katherine Elder** (the "Grantors" herein), have this day bargained and sold, and by these presents does hereby transfer and convey unto the said **Blair L. Jones and wife, Angela K. Jones**, their successors, heirs and assigns, a certain interest in real estate in Davidson County, Tennessee, described as follows, to wit:

**LAND** in Davidson County, Tennessee, being Lot No. 571 on the Plan of Cloverhill, Section 8, as of record in Book 2331, Page 10 & 11, in the Register's Office of Davidson County, Tennessee, to which plan reference is made for a more complete description.

**BEING** the same property conveyed to John E. Elder, III and wife, Mary Katherine Elder, by Quitclaim Deed from E. Gerald Owens, Jr. and wife, Dianne Carol Owens, of record in Book 7418, Page 811, Register's Office of Davidson County, Tennessee.

**THIS** conveyance is subject to the covenants of an Installment Deed of record in Book 7085, Page 949, Register's Office, Davidson County, Tennessee.

**TO HAVE AND TO HOLD** said interest in real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, its successors, heirs and assigns forever. We, the Grantors covenant with the said Grantees, that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except as herein set forth. We, the Grantors, do further covenant and bind ourselves, our successors, heirs, assigns, and representatives, to warrant and forever defend the title to the said real estate to the said Grantees, their successors, heirs and assigns against the lawful claims of all persons whomsoever.

Said property is conveyed subject to such limitations,

restrictions, and encumbrances as are of record.

**IN WITNESS WHEREOF** I have hereunto set my hand on this the 10th day of November, 1993.

John E. Elder, III

Mary Katherine Elder

**STATE OF TENNESSEE )**
**COUNTY OF DAVIDSON )**

Personally appeared before me Donald R. O'Guin, Sr., a Notary Public in and for said County and State, the within named John E. Elder, III and wife Mary Katherine Elder, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 10th day of November, 1993.

**NOTARY PUBLIC**

My Commission Expires: January 23, 1994

9423 11/15 0101 03CHECK 221.75



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9151 PAGE 948

| | | |
|---|---|---|
| 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 57500.00 |
| | | | | CON TX 212.75 |
| | | | | PRFEE 1.00 |
| | | | | MREED 8.00 |
| | | | | TOTAL 221.75 |
| | | | | CHECK 221.75 |
| 11/15/93 | 01 | | | 13:32 0001 8423 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

85784

IDENTIFICATION

93 NOV 15 PM 1:32

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 722204