02658

IDENTIFICATION REFERENCE

WARRANTY DEED

93 DEC 30 PM 4:14

REGISTER

DAVIDSON COUNTY, TN.

THIS INSTRUMENT WAS PREPARED BY

John M. Jordan, Attorney
2323 Crestmoor Rd.,
Nashville, TN 37215

BOOK 9205 PAGE 934

THIS INDENTURE, made and entered into as of the **29th** day of **December, 1993** by and between

David D. Maddux, unmarried ,

hereinafter referred to as Grantor, and

David T. Maddux and Kirk E. Seufert, and Jason H. Seufert, all unmarried ,

hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

A certain condominium apartment in Davidson County, Tennessee, Being Unit No. 101, Hampton Place Townhomes, as of record in Plat Book 5200, page 421, said Register's Office, to which reference is hereby made for a more complete legal description.

Being the same property conveyed to David D. Maddux, unmarried by deed of record in Book 7169, page 616, Register's Office, Davidson County, Tennessee.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, their heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

Subject to Matters shown on Recorded Plan, Restrictions, and Matters of Record.

and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

Whenever 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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

David D. Maddux

INDIVIDUAL

BOOK 9265 PAGE 935

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **David D. Maddux, unmarried** , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **29th** day of **December, 1993**.

Notary Public

Commission Expiration: 1-5-94

STATE OF Tennessee
COUNTY OF Davidson

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$130,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this **29th** day of **December, 1993**.

Notary Public

Commission Expiration: 2-5-94

0485 12/30 0101 03CHECK

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
Anderson & Jordan Escrow Company, Inc. 2323 Crestmoor Rd. Nashville, TN 37215	PNC Mortgage Corp. 440 N. Fairway Drive Vernon Hills, IL 60061	101 Hampton Place Nashville, TN 37215 MAP PARCEL NUMBER 117-07C-101.00CO

WD-NEW.DOC

Anderson & Jordan

480.00

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

RECEIVED OF _____

FOR _____

BOOK 9205 PAGE 936

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 130000.00
				CON TX 481.00
				PRFEE 1.00
				WDEED 8.00
				TOTAL 490.00
				CHECK 490.00
12/30/93	01			16:16 0001 0485

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02668
IDENTIF. & REFERENCE

93 DEC 30 PM 4:14

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No.740415