03587

IDENTIF. & REFERENCE

MAIL ENV.

This Instrument Prepared By:

Crocker and DeSha
Attorneys at Law
Suite 2909, The Tower
611 Commerce Street
Nashville, TN 37203

5369 01/04 0101-03CHECK 1448.30

REGISTER
DAVIDSON COUNTY, TN.

BOOK 9208 PAGE 657

**WARRANTY DEED**

STATE OF TENNESSEE )
) ss:
COUNTY OF DAVIDSON )

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 389,000.00 .

Susan R. Birdwell
Affiant

Subscribed and sworn to before me this 22nd day of December, 1993.

Jeanne K. Scott
Notary Public
My Commission Expires: 1-27-96

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

| **Address New Owner:** | **Send Tax Bills To:** | **Map/Parcel:** |
|---|---|---|
| Susan ~~Randolph~~ Rudolph Birdwell<br>101 Abbottsford Drive<br>Nashville, TN 37215 | Susan R. Birdwell<br>101 Abbottsford Dr.<br>Nashville, TN 37215 | 117-13-B-128 |

For and in consideration of the sum of Ten 00/100 Dollars ($10.00) cash in hand paid by **SUSAN ~~RANDOLPH~~ Rudolph BIRDWELL**, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **GERALD E. SHERIDAN** has this day bargained and sold and does hereby transfer and convey unto the said **SUSAN ~~RANDOLPH~~ Rudolph BIRDWELL** certain real estate located in Davidson County, Tennessee, as follows:

BEING a certain building site identified as Lot No. 101, on the Plan of Abbottsford of record in Plat Book 6250, pages 419-421, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Gerald E. Sheridan by deed from Sheridan Construction Company, a Tennessee Corporation, of record in Book 7474, page 916, Register's Office for Davidson County, Tennessee.

This is unimproved property known as 101 Abbottsford, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title, and interest thereto belonging, to the Grantee, her successors, heirs, and assigns forever, I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the said real estate is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said

real estate to said Grantee, her successors, heirs and assigns, 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.

Catherine R. Sheridan, wife of Gerald E. Sheridan joins in this conveyance.

WITNESS our hands this 28th day of December, 1993.

Gerald E. Sheridan
GERALD E. SHERIDAN

Catherine R. Sheridan
CATHERINE R. SHERIDAN

STATE OF TENNESSEE )
) ss:
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within-named Gerald E. Sheridan and wife, Catherine R. Sheridan, 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 28th day of December, 1993.

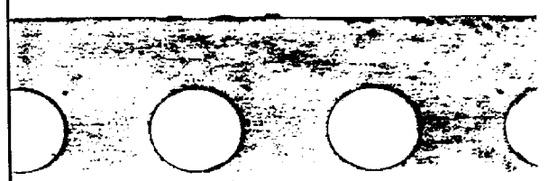
Jeanne K. Scott
Notary Public
My Commission Expires: 1-20-96

\sck\misc\bir.wd

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**



RECEIVED OF _____

FOR _____

BOOK 9208 PAGE 659

| | | |
|---|---|---|
| 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 |

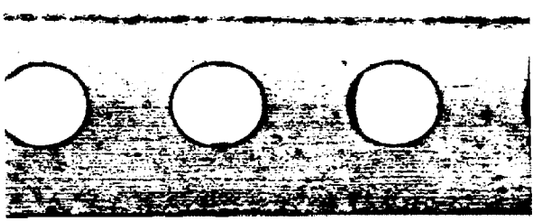
| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | CAMT | 389000.00 |
| | | | CON TX | 1439.30 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | TOTAL | 1448.30 |
| | | | CHECK | 1448.30 |
| 01/04/94 | 01 | 09:57 | 0001 | 5369 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03587
IDENTIFICATION REFERENCE

94 JAN -4 PM 9:

FELIX Z. WILSON, II
DAVIDSON COUNTY



**No.** 741398