BOOK 9278 PAGE 521

STATE OF TENNESSEE
COUNTY OF DAVIDSON FILE BOX 3
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 67,543.39

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
9th DAY OF March 19 94

Notary Public

MY COMMISSION EXPIRES: 5-25-96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, 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
John A. Denz (NAME)	PNC Mortgage Corp. of America (NAME)	MAP 149-9
204 Manatee Court (ADDRESS)	568 Atrium Drive (ADDRESS)	PARCEL 107
Anticoch, Tennessee 37013 (CITY) (STATE) (ZIP)	Vernon Hills, IL 60061 (CITY) (STATE) (ZIP)	

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, Ricky Wayne Trowbridge and wife, Jennifer Lee Trowbridge

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John A. Denz and Susan Pavlovic

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:

Land in Davidson County, Tennessee, being Lot No. 40, Section 1 of Barclay Square of record in Book 4460, Page 141, Register's Office for said County, to which reference is made for a more complete description.

Being part of the same property conveyed to Ricky Trowbridge and wife, Jennifer Trowbridge by Deed from Robert Laurenson, Jr., of record in Deed Book 7773, Page 380, Register's Office for Davidson County, Tennessee.

This conveyance is subject to a Deed of Trust executed by Ricky Wayne Trowbridge and wife, Jennifer Lee Trowbridge to D. Anerson Ferrell, Trustee(s) for Union Security Mortgage Companuy, dated 15th day of February, 1989, with an approximate unpaid balance of $59884.39, of record in Trust Book 7773, page 383, 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.

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

This conveyance is subject to Restrictive Covenants of record in Deed Book 4665, page 648, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 204 Manatee Court, Anticoch, Tennessee 37013
(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 9th day of March, 19 94

Ricky Wayne Trowbridge

Jennifer Lee Trowbridge

STATE OF ~~GEORGIA~~ Tennessee
COUNTY OF DAVIDSON

BOOK 9278 PAGE 522

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ricky Wayne Trowbridge and wife, Jennifer Lee Trowbridge

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 ~~Georgia~~, ~~Tennessee~~, this 9th day of March 19 94

Commission expires 5 25 96

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

IDENTIF. & REFERENCE

94 MAR 15 AM 8:16

FELIX A. [illegible] II REGISTER
DAVIDSON COUNTY, TN.

1681 03/15 0101 03CHCK 258.75

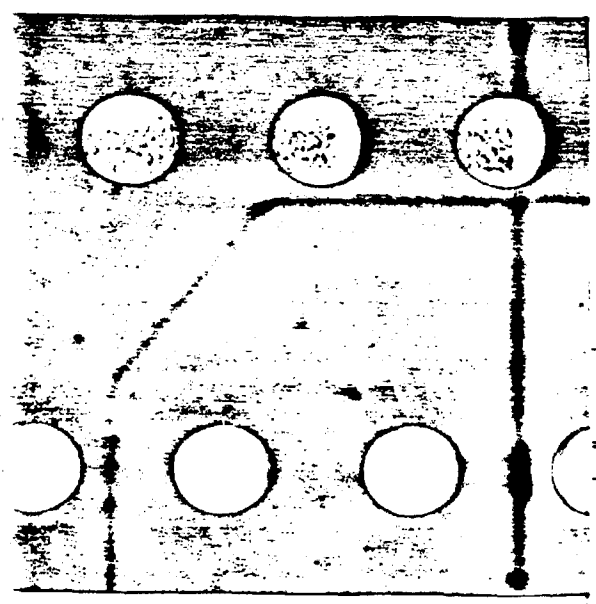
RETURN TO:
CUMBERLAND TITLE COMPANY

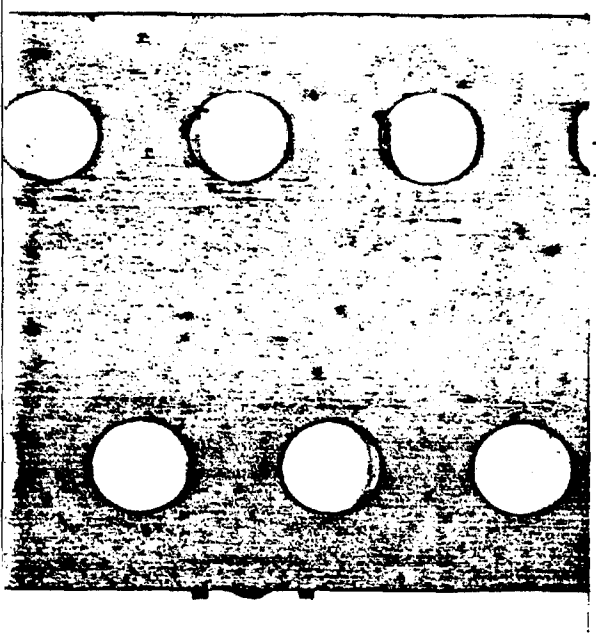
☒ 1187 Vultee Boulevard
Nashville, Tennessee 37217

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

EDWARD SEDDON
ATTORNEY - AT - LAW

☐ 245 Dover Road
Clarksville, Tennessee 37040





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9278 PAGE 523

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	67543.39
			CON TX	249.75
			PRFEE	1.00
			WDEED	8.00
			TOTAL	258.75

CHECK 258.75

03/15/94 01 08:16 0001 1681

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

27677

IDENTIF. ↑ REFERENCE

94 MAR 15 AM 8:16

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 767055