File Box 36

WARRANTY DEED

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
156-01-B 37.00 CO	James Mark Farrar Stephanie D. Farrar	American Residential Mortgage 1790 Kirby Pkwy, # 101 Memphis, TN 38138
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO 940-209232
	7821 Harpeth View Drive Nashville, TN 37221	PROPERTY IS XX IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

45992

IDENTIF. & REFERENCE

94 MAY -3 PM 3:09

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

BOOK 9332 PAGE 739

William Patrick Mitchell and wife, Vicki M. Mitchell
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey

unto James Mark Farrar and wife, Stephanie D. Farrar

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, _____ State of Tennessee, described as follows:

Being Lot No. 37 on the Plan of Harpeth View Subdivision of record in Book 6900, Page 319, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal legal description.

Being the same property conveyed to William Patrick Mitchell and wife, Vicki M. Mitchell by deed from Morris Eshaghpour Contracting of record in Book 8751, Page 734, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Declaration of Protective Covenants and Restrictions of record in Book 7112, Page 341, By-Laws in Book 7112, Page 350, all matters as shown on the recorded plat referred to above and all zoing regulations, setback lines, if any, easements and rights of way for public utilities applicable to the lot in question.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor Covenants with the Grantee, that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. Except for 1994 taxes, which have been prorated and assumed by Grantee.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors 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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 29th day of April, 1994.

William Patrick Mitchell

Vicki M. Mitchell

William Patrick Mitchell

Vicki M. Mitchell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9332 PAGE 800

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

William Patrick Mitchell and wife, Vicki M. Mitchell

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, this, the 29th day of April, 19 94

My commission expires: 1-27-96

Notary Public

STATE OF _____

COUNTY OF _____

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

_____ the bargainor(s), with whom I am personally aquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____,

this, the _____ day of _____, 19 _____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OF VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS:

$ 168,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF April, 19 94

COMMISSION EXPIRES: 1-27-96

(AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM
William Patrick Mitchell & wife, Vicki M. Mitchell

TO
James Mark Farrar and wife, Stephanie D. Farrar

This Instrument Prepared By:
Ortale, Kelley, Herbert & Crawford
DAvid B. Herbert, Attorney
200 Fourth Avenue North
Nashville, TN 37219

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared

_____ and _____,

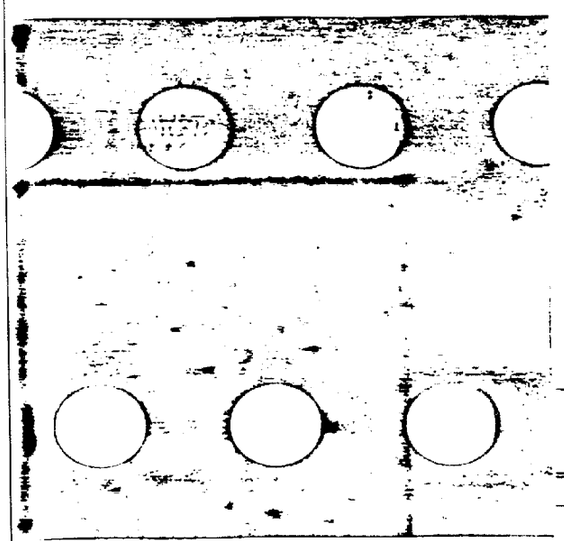
with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged _____ to be the _____ and _____ respectively, of _____, a corporation, the bargainor, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19 _____.

My commission expires: _____

Notary Public

05/05/03 0635
DOT CHECK
632.45



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

RECEIVED OF _____

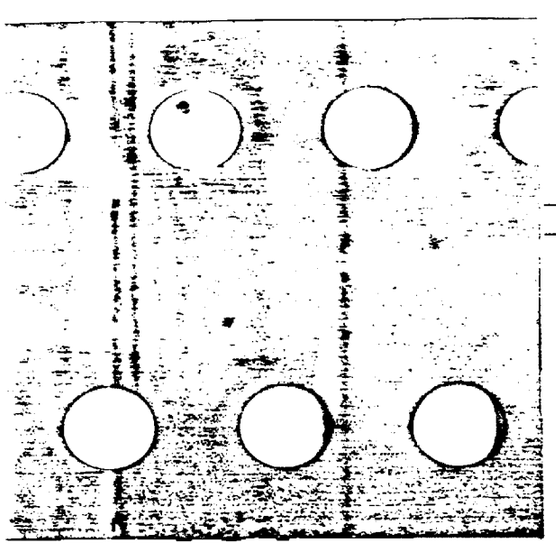
FOR _____

BOOK 9332 PAGE 801

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 168500.00
				CON TX 623.45
				PRFEE 1.00
				WDEED 8.00
				TOTAL 632.45
				CHECK 632.45
05/03/94	01			15:09 0001 1635

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



45992
IDENTIF. # REFERENCE

94 MAY -3 PM 3:09
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 786722