Bay 28

BOOK 9353 PAGE 340

# OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

STATE OF TENNESSEE }
COUNTY OF DAVIDSON}
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 135,000.00

Jan C. Yarbrough
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 20
DAY OF May, 19 94

Lana Smith
NOTARY PUBLIC

My Commission expires:

THIS INSTRUMENT PREPARED BY
Devereaux D. Cannon, Jr., Attorney, 344 Fourth Avenue, North, Nashville, TN 37219
NAME ADDRESS

| NAME & ADDRESS OF PROPERTY OWNER: | SEND TAX BILLS TO: | MAP & PARCEL NUMBERS: |
|---|---|---|
| JAMES F. YARBROUGH | The Prudential Home Mortgage Co | 87-2-56 |
| (NAME) | (NAME) | |
| 4225 New Hope Meadow Road | P. O. Box 3659 | |
| (ADDRESS) | (ADDRESS) | |
| Hermitage, TN 37076 | Frederick, MD 21705-3659 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

## Warranty Deed

**For and in Consideration of** the sum of $ 10.00 **cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we**

JOHNNY E. PARHAM AND WIFE, LIZA S. PARHAM

**hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto**

JAMES F. YARBROUGH AND WIFE, JAN C. YARBROUGH

**hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in** Davidson **County, Tennessee, described as follows, to wit:**

Land in Davidson County, Tennessee, being Lot No. 126 on the Plan of New Hope Meadows-Phase I First Revision, of record in Book 6900, page 653, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Johnny E. Parham and wife, Liza S. Parham by deed from Centex Real Estate Corporation, of record in Book 7724, page 223, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

1. All matters shown on the Plan of record in Book 6900, page 653, said Register's Office.

2. Declaration of Covenants, Conditions, Liens, Easements and Restrictions, including, but not limited to easements, assessments, special assessments, charges and liens, contained in an instrument of record in Book 7557, page 377, as amended in Book 7567, page 103, said Register's Office.

3. Rights of others in and to the common areas.

unimproved ( )
This is improved (X) property, known as 4225 New Hope Meadow Road - Hermitage, TN 37076
(House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this** 20 **day of** May, **19** 94.

JOHNNY E. PARHAM

LIZA S. PARHAM

9353

**INDIVIDUAL ACKNOWLEDGMENTS:**

BOOK 9353 PAGE 341

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Johnny E. Parham and wife, Liza S. Parham, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this 20 day of May, 19 94.

My Commission expires:
1/2?/95

Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this _____ day of _____, 19____.

My Commission expires:

_____

Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this _____ day of _____, 19____.

My Commission expires:

_____

Notary Public

**CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:**

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____

Notary Public

IDENTIFICATION REFERENCE

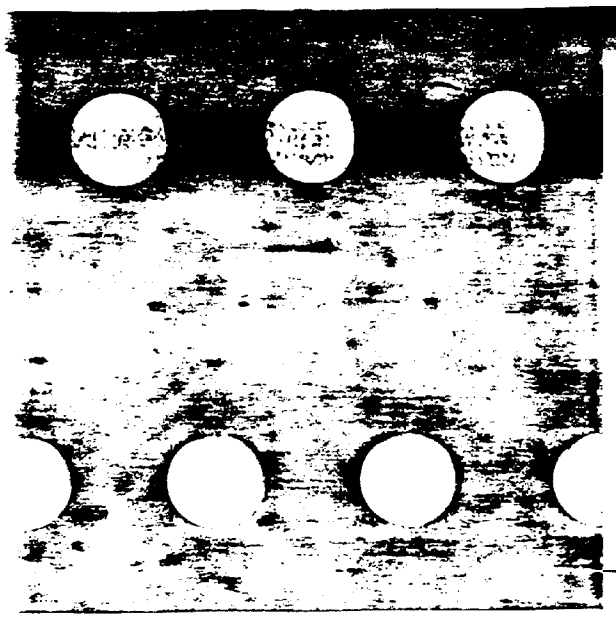
52918

94 MAY 23 AM 11:2

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

0101 03CHECK

503.50



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

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

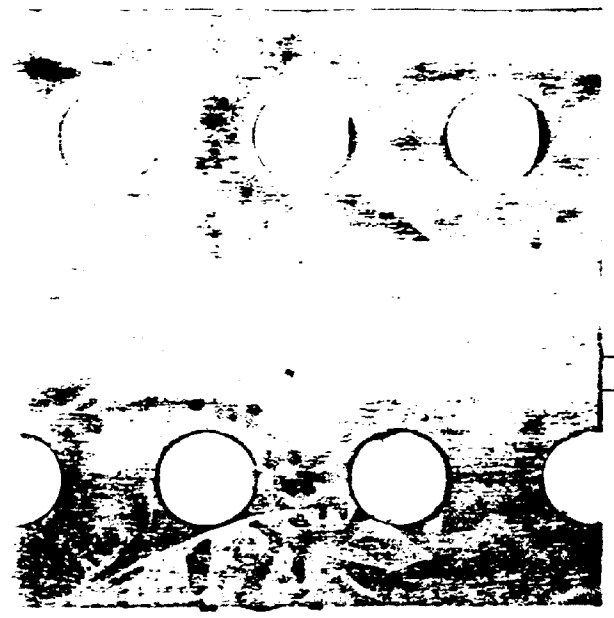
**RECEIVED OF** _____

**FOR** _____

BOOK 9353 PAGE 342

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 135000.00
CON TX 499.50
PRFEE 1.00
WDEED 8.00
TOTAL 508.50
CHECK 508.50

05/23/94 01 11:33 0001 9187

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

52918
IDENTIFICATION REFERENCE

94 MAY 23 AM 11:34
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

**No.** 794182