4-4101

BOOK 9370 PAGE 82

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater, for this transfer is $ 74,000.00

Subscribed and sworn to before me, this the 27th day of May 19 94

Affiant

My commission expires: 2/8/98 (Affix Seal)

Notary Public

CHERRY J. SCRUGGS NOTARY PUBLIC AT LARGE EXPIRES 2/8/98 SUMNER COUNTY, TENNESSEE

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
TENNESSEE TITLE & TRUST, INC.
181 East Main Street · Jefferson Building · Suite 8 · Hendersonville, Tennessee 37075

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Matt Green	SOUTHEASTERN MORTGAGE OF
1505 Gasser Drive	565 Marriott Drive, Suite 250
Antioch, TN 37013 STREET ADDRESS	Nashville, TN 37214 STREET ADDRESS
CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO.: 148-3-79	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Elmer Spain and wife, Beatrice Spain

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Matt Green and Birgit Leiterer

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson County, Tennesse COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot No. 524 on the Plan of Cherokee Hills Subdivision, Section 5 of record in Plat Book 4170 at page 807 Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 524 fronts 74.0 feet on the southerly margin of Gasser Drive and extends back 150.0 feet on the westerly line and 147.2 feet on the easterly line to a line in the rear, measuring 102.4 feet thereon.

Being the same property conveyed to Elmer Spain and wife, Beatrice Spain by deed recorded in Book 4170 at page 807, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1994 and subsequent years, easements and restrictive covenants of record.

94 JUN -6 PM 3:27
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

2932 06/06 0101 03CHECK 282.80

58154
IDENTIFICATION REFERENCE

THIS IS IMPROVED PROPERTY KNOWN AS 1505 Gasser Drive, Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 27th day of May, 19 94

Elmer Spain

Beatrice Spain

State of Tennessee
County of Davidson

BOOK 9370 PAGE 83

On this 27th day of May, 19 94, before me personally appeared Elmer Spain and wife, Beatrice Spain to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My commission expires:

2/ 8/98

CHERRY J SCRUGGS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE EXPIRES 2/8/98

Notary Public Cherry J Scruggs

State of Tennessee
County of

On this day of , 19 , before me personally appeared to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be free act and deed.

Witness my hand and official seal.
My commission expires:

Notary Public

WARRANTY DEED

TENNESSEE TITLE & TRUST, Inc.

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

RECEIVED OF _____

FOR _____

BOOK 9370 PAGE 84

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 74000.00
CON TX 273.80
PRFEE 1.00
WDEED 8.00
TOTAL 282.80
CHECK 282.80

06/06/94 01 15:29 0001 2932

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

58154
IDENTIF. # REFERENCE

94 JUN -6 PM 3:27
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No.799706