Mail

This instrument prepared by:
SUPERIOR TITLE & Escrow Services, Inc.
919 West Main Street, Suite U-3
Hendersonville, TN 37075
(615)-822-9232

BOOK 9371 PAGE 86

File #: 94-1542

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged,
Terry L. McDonald and Rachel L. McDonald, husband & wife

hereinafter called GRANTOR(S), have bargained and sold, and by these presents do hereby transfer and convey unto Joseph D. Bentley and Helen R. Bentley, husband & wife
H.R.B.

hereinafter called GRANTEE(S), their Heirs and Assigns, a certain tract or parcel of land, together will all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, more particularly described as follows:

Being Lot No. 17 Block "B" on the Map of Kennaston Estates, as of record in Book 843, Page 83, Retister's Office for said County.

Said Lot fronts 50 feet on the southerly side of Roosevelt Street and runs back between parallel lines, 139 feet to a dead line in the rear.

This is the same description as the prior deed of record.

Rachel L. McDonald, spouse of Terry L. McDonald, joins in this conveyance for the purposes of conveying any and all right, title and interest he/she may have in said property as a result of marriage.

58564

IDENTIFICATION REFERENCE

94 JUN -7 AM 10:2

DAVIDSON COUNTY, TN

PROPERTY ADDRESS: 220 Roosevelt Avenue, Madison, TN 37115

BEING the same property conveyed to GRANTOR(S) by deed recorded in Book 9137 at page 532, Register's Office for said County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate, together will all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said GRANTEE(S), their heirs and assigns, in fee simple forever.

SAID CONVEYANCE IS MADE SUBJECT to all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also SUBJECT to any state of facts which an accurate survey of said property would show. Also subject to taxes for the year 1994 and subsequent years.

THE SAID GRANTOR(S) does/do hereby covenant with the said GRANTEE(S) that he/she/they is\are lawfully seized in fee simple of the aforedescribed real estate; that he/she/they has/have a good right to sell and convey the same; that the title and quite possession thereto he/she/they will warrant and defend against lawful claims of all persons, claiming same by, through or under him/her/them no further or otherwise.

IN WITNESS THEREOF, the undersigned have set his/her/their hand and sell on this 3rd day of June, 19 94.

Terry L. McDonald

Terry L. McDonald

Rachel L. McDonald

Rachel L. McDonald

State of Tennessee
County of Davidson

On this 3rd day of June 19 94 before me, a Notary Public in and for said State and County, personally appeared Terry L. McDonald and Rachel L. McDonald with whom I am personally acquainted with and whom, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained as his/her/their free act and deed.

Witness my hand and official seal.
My Commission Expires:

January 26, 1997

Kenneth C. Kant Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19 ____, before me, a Notary Public in and for said State and County, personally appeared _____ with whom I am personally acquainted with and whom, upon oath, acknowledged that he/she/they is the _____ of _____, a the within named bargainor, a corporation/partnership/joint venture and as such _____ ,executed the foregoing instrument for the purposes therein contained on behalf of said bargainor.

Witness my hand and officious seal.
My Commission Expires:

January 26, 1997

Kenneth C. Kant Notary Public

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 62,000.00.

* Joseph D. Bentley
AFFIANT

Subscribed and sworn to before me, this the 3rd day of June, 1994

My Commission Expires:
January 26, 1997

Kenneth C. Kant Notary Public

MAP AND PARCEL #: 043-05-0 148.00

ADDRESS OF NEW OWNER:	*SEND TAX BILLS TO:*
Joseph D. Bentley	Same As Above
220 Roosevelt Avenue	
Madison, TN 37115	

SUPERIOR TITLE & Escrow Services, Inc.
919 West Main Street, Suite U-3, Hendersonville, TN 37075

3317 06/07 0101 03CHECK 23B.40

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

RECEIVED OF _____

FOR _____

BOOK 9371 PAGE 88

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	~~62000.00~~
			CON TX	229.40
			PRFEE	1.00
			WDEED	8.00
			TOTAL	238.40
			CHECK	238.40

06/07/94 01 10:22 0001 3317

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

58464
IDENTIFICATION REFERENCE

94 JUN -7 AM 10:21
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 800086