56

BOOK 9428 PAGE 658

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

John M. Jordan, Attorney
2323 CRESTMOOR RD.,
NASHVILLE, TN. 37215

THIS INDENTURE, made and entered into as of the **28th** day of **July, 1994** by and between

STEPHANIE M. HANNETT, a married person, joined by her husband, **Jeffery P. Hannett**

hereinafter referred to as Grantor, and

BRIAN A. SNELL and DIANN R. SNELL, Husband and Wife,

hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of DAVIDSON, State of Tennessee:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 768, ON THE PLAN OF SECTION FOUR, HARPETH WOODS, OF RECORD IN BOOK 5200, PAGE 560, SAID REGISTER'S OFFICE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO STEPHANIE M. HANNETT BY DEED OF RECORD IN BOOK 9021, PAGE 869, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, their heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

SUBJECT TO MATTERS SHOWN ON THE RECORDED PLAN AND TO RESTRICTIONS OF RECORD.

and that the title and quiet possession thereto Grantor will warrant and forever defend 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.

WITNESS the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

Stephanie M. Hannett
STEPHANIE M. HANNETT

Jeffery P. Hannett
Jeffery P. Hannett

08/04 11:01 03CHECK 352.73

INDIVIDUAL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **STEPHANIE M. HANNETT, a married person and her husband, Jeffery P. Hannett**, the within named bargainor, 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, at office, this **28th** day of **July, 1994**.

Jo Ann B Sizemore
Notary Public

Commission Expiration: 4-23-98

JOANN B SIZEMORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$92,900.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Brian Snell
Affiant

Subscribed and sworn to before me this **28th** day of **July, 1994.**

Jo Ann B Sizemore
Notary Public

Commission Expiration: 4-23-98

JOANN B SIZEMORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

94 AUG -4 PM 1:29
DAVIDSON COUNTY TN.

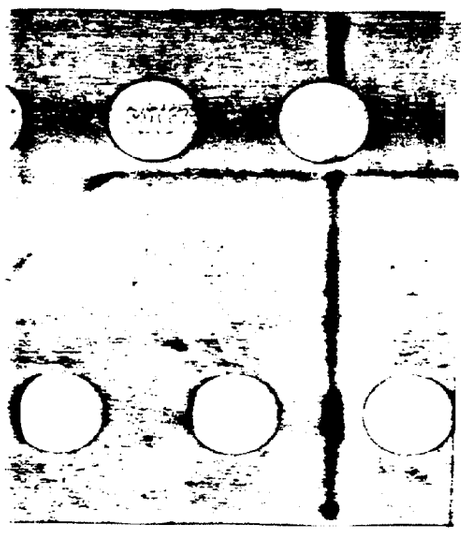
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IDENTIF. & REFERENCE

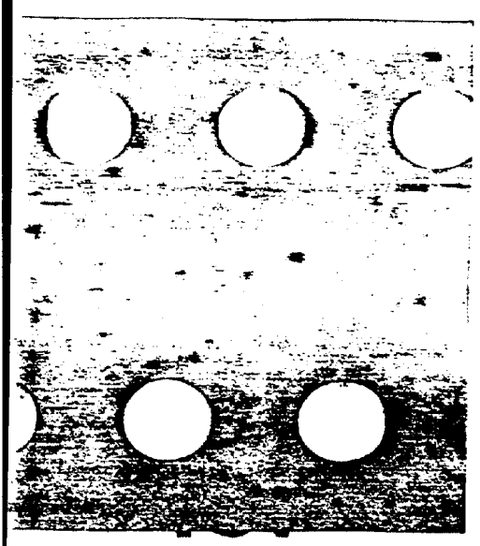
RETURN TO:
ANDERSON & JORDAN ESCROW CO., INC.
2323 CRESTMOOR RD.
NASHVILLE, TN. 37215

SEND TAX BILLS TO:
FIRST UNION MORTGAGE CORPORATION
4300 Six Forks Road
Raleigh, NC 27619

PROPERTY ADDRESS:
963 BEECH BEND DRIVE
NASHVILLE, TN. 37221

MAP PARCEL NUMBER
156-02-200





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

RECEIVED OF _____

FOR _____

BOOK 9428 PAGE 660

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	COTX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MOTX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 92900.00
CON TX 343.73
PRFEE 1.00
WDEED 8.00
TOTAL 352.73
CHECK 352.73

08/04/94 01 13:28 0001 4736

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

78296
IDENTIF. & REFERENCE

94 AUG -4 PM 1:29
REGISTER
DAVIDSON COUNTY, TN.

No. 821246