Prepared by
Welden B White, JT
431 Second Ave S, Suite 3F
Nashville, Tn 37210

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Candice Ferris-Bagwell and | Same | map 7-15 |
| NAME: Gary Bagwell | NAME: | parcel 47 |
| (STREET ADDRESS OR ROUTE NUMBER) 208 Graceland Drive | (STREET ADDRESS) | |
| (CITY) (P.O. ZONE) (STATE) Goodletsville, TN 37072 | (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of*....Ten and 00/100----------
---------($10.00)---------- *Dollars.*
Cash in hand paid by the Grantees, hereinafter named, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

BOOK 9438 PAGE 967

Randal G. Swinehart and wife, Tessa H. Swinehart, hereinafter called Grantors, *have this day bargained and sold, and do hereby transfer and convey unto the said*, Candice Ferris-Bagwell and husband, Gary Bagwell, hereinafter called Grantees, their ~~(successors)~~, *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 118 on the Plan of Grizzard Manor, Section Five, as of record in Book 4675, page 163, Registe's Office for said County, as amended in Book 6841, page 785, said Register's Office, to which reference is made for a more complete description of said lot.

Being the same property conveyed to grantors by deed from Thomas Tyree and Jackie Tyree of record in Book 7013, page 449, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value whichever is greater, for this transfer is $121,000.00
Subscribed and sworn to before me, this the 12th day of August, 1994
Affiant
My commission expires: 5/12/96
(Affix Seal)
Notary Public

unimproved( )
This is improved ( X ) property, known as 2038 (House Number) Graceland Drive (Street), Goodletsville (P.O. Address), TN 37072 (City or Town)

*TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said* Grantees, their ~~(successors)~~, *heirs and assigns forever.* We covenant that we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their ~~(successors)~~, *heirs and assigns, against the lawful claims of all persons.*

*Witness* our hands this 12th day of August 1994 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Randal G. Swinehart

Tessa H. Swinehart

BOOK 9438 PAGE 968

STATE OF TENNESSEE
COUNTY OF DAVIDSON

*Personallly appeared before me,* the undersigned *a Notary Public in and for said County and State,* Randal G. Swinehart and wife, Tessa H. Swinehart

*the within named bargainor* S, *with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purpose therein contained.*

*Witness my hand and official seal at* Nashville *Tennessee, this* 12th *day of* August *19*94

Vicki S. Smith *Notary Public*

*Commission expires* March 22, 1997

STATE OF TENNESSEE
COUNTY OF DAVIDSON

*Before me,* ..... *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* ..... *he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by* ..... *self as* .....

*Witness my hand and seal, at office in* ..... *this* ..... *day of* ..... *19*.....

..... *Notary Public*

*Commission expires* .....

81990
IDENTIF. & REFERENCE

94 AUG 17 AM11:39
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

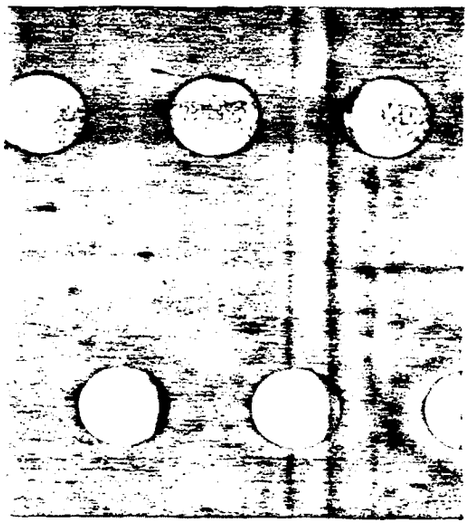
FROM

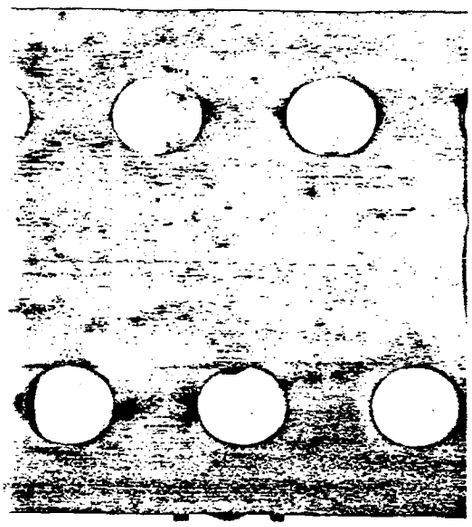
Randal G. Swinehart and wife,
Tessa H. TO Swinehart

Candice Ferris-Bagwell and
husband, Gary Bagwell

8779 08/17 0104 03CHECK 456.70

Compliments of
Colonial Title Company
Suite 110, Continental Plaza
401 HILLSBORO ROAD
NASHVILLE, TENNESSEE 37215





**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

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

RECEIVED OF _____

FOR _____ BOOK 9438 PAGE 969

| | | |
|---|---|---|
| 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 121000.00 |
| | | | | CON TX 447.70 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 8.00 |
| | | | | TOTAL 456.70 |
| | | | | CHECK 456.70 |
| | | | 08/17/94 01 | 11:39 0001 8779 |

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

81990
IDENTIF. & REFERENCE

94 AUG 17 AM 11:

FELIX Z. WILSON, II
DAVIDSON COUNTY, TENNESSEE

**No.** 825234