BOOK 9469 PAGE 764

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 95,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF September, 19 94

Notary Public W. K. GEORGAS, JR.

MY COMMISSION EXPIRES (AFFIX SEAL) November 19, 1994

THIS INSTRUMENT WAS PREPARED BY
AMERICAN ESCROW COMPANY, 111 Hazel Path, P.O. Box 1733, Hendersonville, TN 37077

NAME		ADDRESS
ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE: SEND TAX BILLS TO	MAP-PARCEL NUMBERS
JOEL R. TIDWELL, JR., A MARRIED MAN	FIRST REPUBLIC MORTGAGE	4D 91039
(NAME)	(NAME)	
4308 BRACKENWOOD DRIVE	6012 WILMINGTON PIKE	64-9-171
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
OLD HICKORY , TN 37138	DAYTON, OHIO 45459	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

THEODORE KENT WASMUTH AND WIFE, CAROL JAMES WASMUTH

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

JOEL R. TIDWELL, JR., A MARRIED MAN

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 11 ON THE PLAN OF SOUTHFORK SUBDIVISION, SECTION ONE, OF RECORD IN PLAT BOOK 6250, PAGE 384 AND 385, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO THEODORE KENT WASMUTH AND WIFE, CAROL JAMES WASMUTH BY DEED OF RECORD IN BOOK 7167, PAGE 776, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ALL RESTRICTIONS AND EASEMENTS OF RECORD.

0065 09/20 0101 03CHECK 362.35

92389

IDENTIF. & REFERENCE

94 SEP 20 AM 9:26

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

unimproved
This is improved X property, known as 4308 BRACKENWOOD DRIVE , OLD HICKORY , TN , 37138
(House Number) (Street) (P. O. Address) (City or Town) (Postal 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; 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 hereon 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 16th day of September, 19 94

THEODORE KENT WASMUTH: Theodore Kent Wasmuth

CAROL JAMES WASMUTH: Carol James Wasmuth

STATE OF TENNESSEE
County of SUMNER

BOOK 9469 PAGE 765

Personally appeared before me,

THEODORE KENT WASMUTH AND WIFE, CAROL JAMES WASMUTH

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 16th day of September, 19 94

Commission expires November 19, 1994

W. K. GEORGAS, JR. Notary Public

STATE OF TENNESSEE
County of

Personally appeared before me,

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this day of 19

Commission expires

Notary Public

WARRANTY DEED

FROM

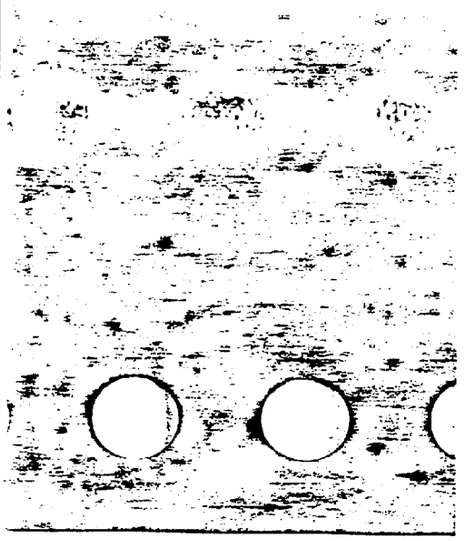
THEODORE KENT WASMUTH AND WIFE,

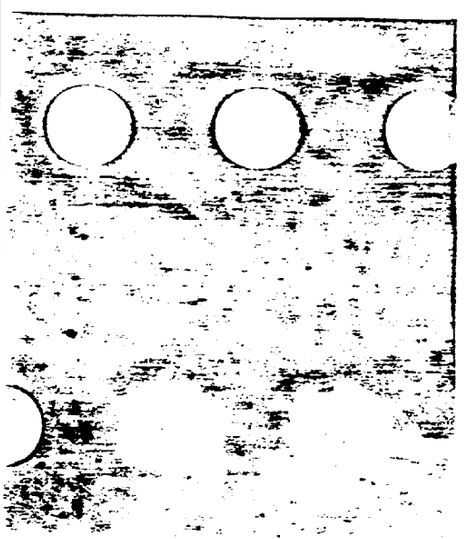
CAROL JAMES WASMUTH

TO

JOEL R. TIDWELL, JR., A Married Man

PLEASE RETURN TO:
AMERICAN ESCROW COMPANY
P.O. Box 1733
Hendersonville, TN 37077





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

RECEIVED OF _____

FOR _____

BOOK 9469 PAGE 766

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	95500.00
CON TX	353.35
PRFEE	1.00
WDEED	8.00
TOTAL	362.35
CHECK	362.35

09/20/94 01 09:25 0001 0065

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

92389
IDENTIF. ↑ REFERENCE

94 SEP 20 AM 9:26

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 836373