Bc x 24

This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

BOOK 9503 PG 765

ADDRESS NEW OWNER:
Sherrie L. Wilson
120 Paddlewheel Court
Nashville, TN 37214

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
First Tennessee Bank National Association
P. O. Box 474
Memphis, TN 38101

MAP AND PARCEL:
MAP 62-2A
PARCEL 161
3DX00275

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, J. Mark Samples and wife, Cindy Samples, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Sherrie L. Wilson, Unmarried , 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:

BEING Lot 161, River Trace Estates, Phase I, Section II, as recorded in Book 6900, pages 158 & 159, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to J. Mark Samples and wife, Cindy Samples , by deed from J. Mark Samples of record in Book 9206, Page 571, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 6851, Page 370, amended in Book 6982, page 747; Charter in Book 6851, page 363; Deed to Homeowners in Book 7907, page 168; By-Laws in Book 6851, page 390, said Register's Office.

This conveyance is subject to 30 foot minimum building setback line along front lot line, 20 foot rear lot line and 5 feet each side lot lines; 20 foot public utility and drainage easement along rear lot line; 15 foot public utility and drainage easement along front lot line of record in Book 6900, Pages 158 & 159, said Register's Office. Grant and Indemnity Agreement of record in Book 7030, page 798, said Register's Office.

This is improved property known as 120 Paddlewheel Court, Nashville, TN 37214.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Sherrie L. Wilson, Unmarried, their heirs and assigns, forever; and we, J. Mark Samples and wife, Cindy Samples 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BOOK 9503 PG 766

Witness our hands this the 27th day of October, 1994.

J. Mark Samples

Cindy Samples

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named J. Mark Samples and wife, Cindy Samples the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 27th day of October, 1994.

NOTARY PUBLIC

My Commission Expires: 11/3/96

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 73,900.00.

AFFIANT

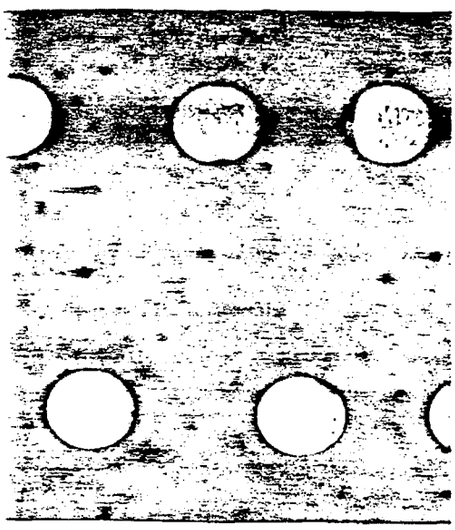
Subscribed and sworn to before me this 27th day of October, 1994.

NOTARY PUBLIC
My Commission Expires: 11/3/96

03504
IDENTIFICATION REFERENCE

94 OCT 27 PM 2:52
REGISTER
DAVIDSON COUNTY, TN.

2158 10/27 0101 03CHECK 282.43



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

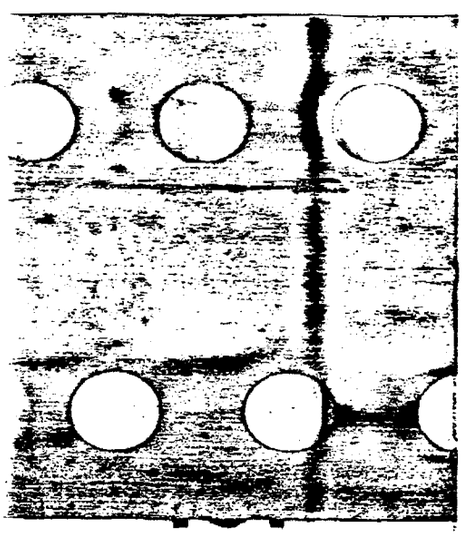
RECEIVED OF _____

FOR _____

BOOK 9503 PG 767

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 73900.00
CON TX 273.43
PRFEE 1.00
WDEED 8.00
TOTAL 282.43
CHECK 282.43

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0451 0001 2158

03504
IDENTIF. & REFERENCE

94 OCT 27 PM 2:52

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 848300