9514

Box 58

WARRANTY DEED

BOOK 9514 PG 219

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 76,000.00

Thomas G. Owen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF November 19 94

Notary Public

MY COMMISSION EXPIRES: 5/23/96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COMBOS & HIX, P. C., 315 Deaderick Street, Su. 1100, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas G. Owen (NAME)	First American National Bank (NAME)	MAP 119-13
368 Wimpole Drive (ADDRESS)	P. O. Box 305048 (ADDRESS)	PARCEL 110
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5048 (CITY) (STATE) (ZIP)	

FOR AND 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, Estate of Jewell S. Gaddis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas G. Owen and wife, Sandra L. Owen

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. 80 on the Plan of Glencliff Estates, Section 5, as of record in Book 2133, page 21, Register's Office for said County.

Said Lot No. 80 fronts 160 feet on the easterly side of Wimpole Drive and runs back 168.4 feet on the northerly line and 115 feet on the southerly line to a dead line, measuring 139.5 feet thereon.

Being the same property conveyed to James S. Gaddis and wife, Jewell Smith Gaddis by deed from A. D. Hewlett and wife, Frances H. Hewlett of record in Book 2241, page 52, Register's Office for Davidson County, Tennessee; and by Quitclaim Deed of record in Book 4631, page 344, said Register's Office. James S. Gaddis predeceased Jewell Smith Gaddis. Jewell Smith Gaddis having since died, the Court appointed Frank M. Smith, Sr. and Modine Satterly, Co-Executors by Letters of Testamentary and by Will of Jewell Smith Gaddis of record in Will Book 191, page 397, Probate Court for Davidson County, Tennessee.

The above legal description is the same as used on the prior Deed.

This conveyance is subject to 1994 taxes, paid, prorated and assumed by the Grantees the day of closing; all matters on the plan of record in Book 2133, page 21; restrictive covenants of record in Book 2102, page 339, said Register's Office; and any easements located on the property.

unimproved ( )
This is improved (X) property, known as 368 Wimpole Drive, Nashville, TN 37211
(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 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 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 3rd/4th day of November 19 94

Estate of Jewell S. Gaddis
By: Frank M. Smith Sr Co Executor
Frank M. Smith, Sr., Co-Executor
Attest Modine Satterly Co Executor
Modine Satterly, Co-Executor

G 219

STATE OF TENNESSEE
COUNTY OF

BOOK 9514 PG 220

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Modine Satterly ~~and~~ _____ with whom I am personally acquainted and who upon her oath(s) acknowledged herself to be the Co-Executor ~~and~~ _____ ~~respectively~~ of the Estate of Jewell S. Gaddis the within named bargainor, ~~and corporation~~, and that she as such Co-Executro ~~and~~ _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name ~~corporation~~, by the said Modine Satterly as such Co-Executor, ~~and attesting the same by the said~~ ~~as such~~ _____.

Witness my hand and official seal at office at Nashville, TN on this the 4th day of November 19 94 .

My commission expires 3/23/96

_____
Notary Public

STATE OF Missouri

COUNTY OF St. Louis

5598 11/07 0101 03CHECK 290.20

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Frank M. Smith, Sr. with whom I am personally acquainted and who upon his oath acknowledge himself to be the Co-Executor of the Estate of Jewell S. Gaddis the within named bargainor, and that he as such Co-Executor being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at St. Louis, MO on this the 3 day of November, 1994.

Deborah A. Bagot
Notary Public

DEBORAH A. BAGOT
Notary Public-State of Missouri
St. Louis County
My Commission Expires June 23, 1998

My Commission Expires: 6-23-98

IDENTIF. ↑ REFERENCE

94 NOV -7 PM 2:53
FELIX ... DAVIDSON COUNTY, TN. REGISTER

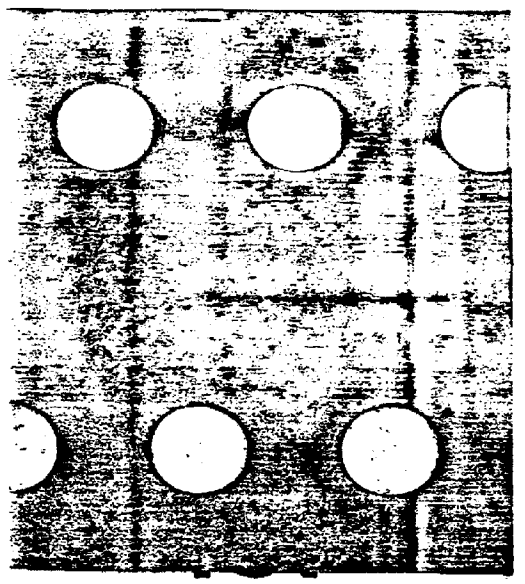
WARRANTY DEED

FROM
Estate of Jewell S. Gaddis

TO
Thomas G. Owen and Sandra L. Owen

RETURN TO:





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9514 PG 221

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	76000.00
			CON TX	281.20
			PRFEE	1.00
			WDEED	8.00
			TOTAL	290.20
			CHECK	290.20

11/07/94 01 14:52 0001 5598

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06876
IDENTIF. & REFERENCE

94 NOV -7 PM 2:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 851873