BOOK 9522 PG 878

09680

IDENTIF. + REFERENCE

94 NOV 17 AM 10:19

REGISTER
DAVIDSON COUNTY, TN.

THIS INSTRUMENT PREPARED BY:
SHELTON HATCHER, ATTORNEY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075
TN SUPREME COURT NO. 2657

OUR FILE NUMBER: R-4012

MAP/GROUP/PARCEL
72-12/028.00

NEW OWNER'S NAME AND ADDRESS:
Carl and Gayle R. Anderson
1722 Hanover Avenue
Nashville, TN 37216

SEND TAX BILLS TO:
CTX Mortgage Company
P.O. Box 19000
Dallas, TX 75219-1900

4913 11/17 0191 03CHECK 216.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, we, Darrin L. Johnson and wife, Kathy J. Johnson, hereinafter called Grantors, do hereby transfer and convey unto Carl Anderson and wife, Gayle R. Anderson, their heirs and assigns, hereinafter called Grantees, property described as follows:

> LAND in Davidson County, Tennessee, being Lot No. 79 and a part of Lot No. 78 on the Mpa of Water Place, as of record in Plat Book 332, page 136 and 137, Register's Office for said County.
>
> SAID Lot No. 79 and part of Lot No. 78 front together 57 feet on the southerly margin of Hanover Avenue and run back between parallel lines, 150 feet to a dead line in the rear, whereon it measures 57 feet.
>
> BEING the same property conveyed to grantors herein by deed of record in Book 6042, Page 595, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenant with grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Darrin L. Johnson

Kathy J. Johnson

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STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Darrin L. Johnson and wife, Kathy J. Johnson, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 14th day of November, 1994.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
4-13-96

JANET L. ADAMS NOTARY AT LARGE APRIL 13 1996 SUMNER COUNTY STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $56,000.00.

AFFIANT

Sworn to and subscribed before me, this the 14th day of November, 1994.

NOTARY PUBLIC

My Commission Expires:
4-13-96

JANET L. ADAMS NOTARY AT LARGE APRIL 13 1996 SUMNER COUNTY STATE OF TENNESSEE



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

RECEIVED OF _____

FOR _____

BOOK 9522 PG 880

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	56000.00
CON TX	207.20
PRFEE	1.00
MDEED	8.00
TOTAL	216.20
CHECK	216.20

11/17/94 01 10:17 0001 4803

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09680
IDENTIF. ↑ REFERENCE

94 NOV 17 AM 10:19
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 854869