BOOK 9453 PAGE 612

57

This instrument is being rerecorded for the sole purpose of incorporating the specific VA assumption language shown ~~below~~ below.

RE-RECORD

BOOK 9549 PG 181

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 71,612.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August 19 94

Notary Public

MY COMMISSION EXPIRES: 11/7/95

(AFFIX SEAL)

KAREN L. TRUST NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

**THIS INSTRUMENT WAS PREPARED BY**

Lehman Land Title, Inc., 5211 Maryland Way, Suite 1060, Brentwood, Tennessee 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Kye Paul Kennedy (NAME) | Resource Bankshares Mortgage (NAME) | 119-14-20 |
| 2911 Dobbs Avenue (ADDRESS) | 7909 Parklane Road Ste 150 (ADDRESS) | |
| Nashville, Tennessee 37211 (CITY) (STATE) (ZIP) | Columbia, SC 29223 (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, Jerry W. Manes, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kye Paul Kennedy and wife, Cosette Collier Kennedy

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. 15 of Block "E" on the plan of Woodbine Courts, Part 1, as of record in Book 1130, page 39, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jerry W. Manes by deed from Rick R. Alcala and wife, Dorothy Alcala, of record in Book 8210, page 100, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

Cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, a part of which is the assumption of one certain trust deed dated December 14, 1993 and filed for record in the office for the Register of Deeds of Davidson County, Tennessee, in Book 9207, page 106 and note of even dated thereby secured, in the original principal amount of $65,024.00 payable to Freedom Mortgage Corporation, assigned to Resource Bancshares Mortgage Group, Inc. in Book 9207, page 112, which debt the grantee herein assumes and agrees to pay as part of the purchase price.

Grantees herein, as part of the purchase price and consideration for this deed, assume and agree to pay the indebtedness evidenced by that certain deed of trust made by Jerry W. Manes to Freedom Mortgage Corporation which deed of trust is recorded in the office of Davidson County, Tennessee in Book 9207, page 106 and note of even date thereby secured, in the original principal amount of 66,024.00 payable to Freedom Mortgage Corporation. And for the same consideration Grantees hereby assume the obligations of Jerry W. Manes, under the terms of the instruments creating the loan to indemnify the Department of Veterans Affairs to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned. This liability to the Department of Veterans Affairs is under the authority of chapter 37, title 37 of the *

unimproved ( )
This is improved ( X ) property, known as 2911 Dobbs Avenue, Nashville, Tennessee 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

*United States Code, and supersedes any State or local law barring or limiting deficiencies following foreclosure of real property.

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 my hand this 29th day of August 19 94

Jerry W. Manes

Jerry W. Manes

BOOK 9453 PAGE 613

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before the undersigned, a Notary Public in and for said County and State, the within named Jerry W. Manes

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 29th day of August, 19 94.

My Commission Expires: 4/7/95

KAREN L. TRICEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

RE-RECORD BOOK 9549 PG 182

18168

IDENTIF. & REFERENCE
RE-RECORD
94 DEC 19 AM 10:03
WILLIAM L. GISTER
DAVIDSON COUNTY, TN.

87170

IDENTIF. & REFERENCE
94 SEP -1 PM 3:06
WILLIAM L. GISTER
DAVIDSON COUNTY, TN.

4134 12/19 0101 03CHECK 8.00

4426 09/01 0101 03CHECK 273.96