Realty 48

# WARRANTY DEED

BOOK 9551 PG 97

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 114,000.00
x Brenda L. Richards
Affiant

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

Notary Public

MY COMMISSION EXPIRES: June 28, 1995
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Lassiter, Tidwell & Trentham, P.O. Box 1369, Brentwood, TN 37024

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Brenda L. Richards (NAME) | PNC Mortgage Corp. of America (NAME) | 172-12-0-B |
| 5808 Scout Drive (ADDRESS) | 440 North Fairway Drive (ADDRESS) | 190.00CO |
| Nashville, TN 37211 (CITY) (STATE) (ZIP) | Vernon Hills, IL 60061 (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, Jack DeWaine Graham and wife, Delores J. Graham

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

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, TN, being Lot No. 238 on the Plan of Bradford Hills, Section Eleven, of record in Plat Book 7900, Page 6 and amended in Book 7900, page 496, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jack DeWaine Graham and wife, Delores J. Graham by deed from Yazdian Construction, Inc. of record in Book 9199, Page 152, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 8069, Page 170, Book 8885, page 519, By-Laws in Book 8071, page 531, Charter in Book 8071, page 520, Open Space in Book 8154, page 304 and Deeds of conveyance in Book 8377, page 769 and Book 8377, page 808, and all matters shown on the Plan of Record.

18801
IDENTIF. ↑ REFERENCE

94 DEC 20 AM 11:20
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved ( X ) property, known as 5808 Scout 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 16th day of December 19 94

Jack DeWaine Graham

Delores J. Graham

BOOK 9551 PG 98

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jack DeWaine Graham and wife, Delores J. Graham

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 16th day of December 19 94.

Commission expires June 28, 1995

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_____.

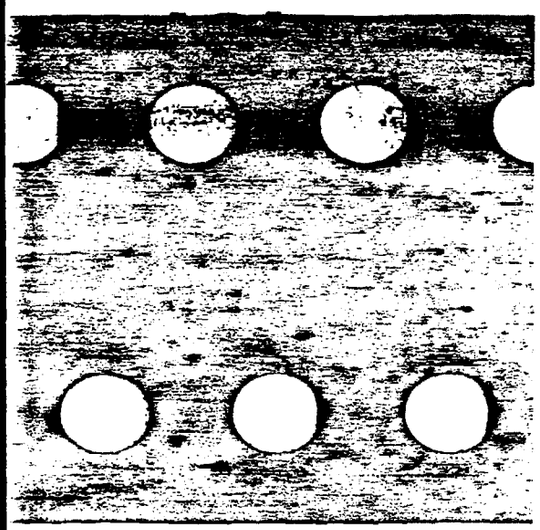
My commission expires _____

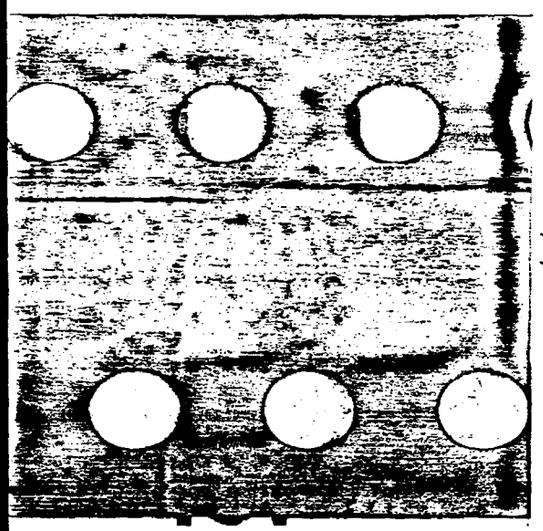
Notary Public

4824 12/20 0101 03CHECK



430.80





**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 9551 PG 99

| | | |
|---|---|---|
| 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 | |
| | 114000.00 |
| CON TX | 421.80 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| TOTAL | 430.80 |
| CHECK | 430.80 |

12/20/94 01 11:21 0001 4824

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

18801
IDENTIF. ↑ REFERENCE

94 DEC 20 AM 11:20
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

**No.** 864763