BOOK 9608 PG 280

271

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 124,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF February 19 95

Notary Public

MY COMMISSION EXPIRES July 27, 1996
(AFFIX SEAL)

LINDA S. HARRIS NOTARY PUBLIC LARGE WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Linda S. Harris, Attorney, 5400 Maryland Way, Suite 101, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marcus J. Belli (NAME)	Brentwood National Bank (NAME)	105-9
924 Benton Avenue (ADDRESS)	5110 Maryland Way, Suite 100 (ADDRESS)	407
Nashville, TN 37204 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)	16W 17120

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, Martin Taylor and wife, Jane Harriss Taylor

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marcus J. Belli and Lisa Rochelle Ramsey, husband and wife,

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 the westerly part of Lot No. 42 on the plan of Waverly Place, of record in Book 57, page 95, Register's Office for said County.

Said property fronts 55.6 feet on the northerly margin of Arthington Street, now known as Benton Avenue, and extends back 222.5 feet, more or less, on the easterly line and 218 feet on the westerly line to an alley, upon which it measures 62.7 feet.

Being the same property conveyed to Martin Taylor and wife, Jane Harriss Taylor by deed from Peter Reuther and wife, Rosann Reuther of record in Book 8413, page 471, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

38420
IDENTIF. & REFERENCE

95 MAR -2 AM 8:55
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

6374 03/02 0101 03CHECK 471.13

unimproved ( )
This is improved (X) property, known as 924 Benton Avenue, Nashville, TN 37204
(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 28th day of February, 19 95

Martin Taylor

Jane Harriss Taylor

BOOK 9608PG281

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Martin Taylor and wife, Jane Harriss Taylor

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 28th day of February, 19 95

Commission expires July 27, 1996

Notary Public

LINDA C. HARRIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

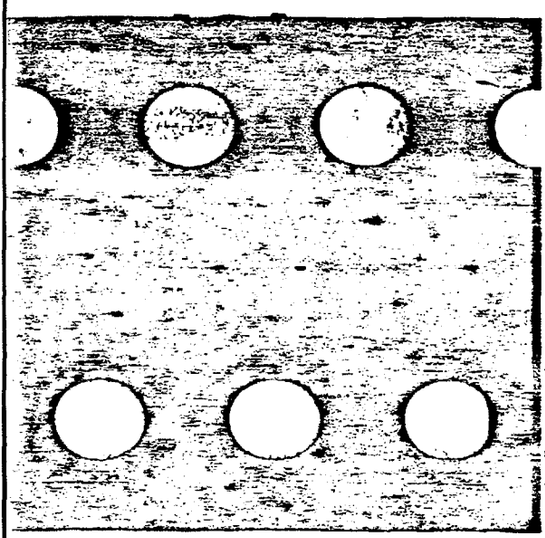
STATE OF TENNESSEE
COUNTY OF

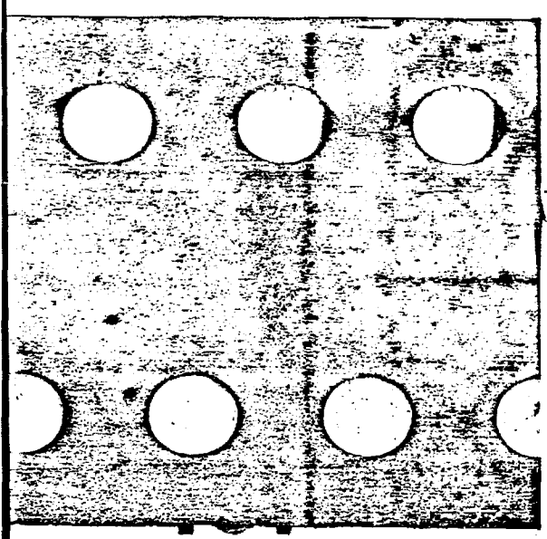
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9608 PG 282

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	
				124900.00
			CON TX	462.13
			PRFEE	1.00
			WDEED	8.00
			TOTAL	471.13
			CHECK	471.13
03/02/95	01		08:56 0001	6374

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38420
IDENTIF. # REFERENCE

95 MAR -2 AM 8:55

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 886028