55217

IDENTIFICATION REFERENCE

BOOK 9656 PG 34

MAIL ENV.

95 APR 27 AM 9:25

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

This Instrument Prepared By:
Bridgehouse Title Company
William S. Carman, Sr., Attorney
109 Holiday Court Suite C-5
Franklin, Tennessee 37064

| ADDRESS NEW OWNERS: | SEND TAX BILLS TO: | MAP AND PARCEL: |
|---|---|---|
| DeRusha Cazelle Patterson | BancBoston Mortgage Corp | 162-1-A/40CO |
| 502 Hickory Glade | P. O. Box 44090 | Field Book No. |
| Antioch, TN 37013 | Jacksonville, FL 32231 | 5DU 77411 |

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $64,000.00.

DeRusha Cazelle Patterson
Affiant

Sworn to and subscribed before me
this 24th day of April, 1995.

William S Carman
Notary Public

My Commission Expires: 1-20-98

**ASSUMPTION DEED**

FOR AND IN CONSIDERATION OF THE SUM OF SIXTY FOUR THOUSAND AND NO/100 DOLLARS ($64,000.00), EIGHT THOUSAND FIVE HUNDRED EIGHTY AND 78/100 DOLLARS ($8,580.78) of which is cash in hand paid by the hereby acknowledged, and the remaining FIFTY FIVE THOUSAND FOUR HUNDRED NINETEEN AND 22/100 DOLLARS ($55,419.22) of which is the assumption by said **GRANTEE** of the payment of the balance due on a certain promissory note as secured by deed of trust hereinafter described, **I, LINO BERTOLI, unmarried,** herein called the **GRANTOR**, have bargained and sold, and by these presents do transfer and convey unto **DERUSHA CAZELLE PATTERSON,** herein called the **GRANTEE**, her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Unit No. 40 on the Site Plan of Phase 1, Hickory Glade, of record in Book 6250, page 889, which amends Book 6250, page 888, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Lino Bertoli, unmarried, by deed from W. L. Bainbridge, Inc. of record in Book 7200, page 792, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. Davidson County taxes for the year 1995 are a lien but not yet due and payable. Map and Parcel 162-1-A/40CO; Field Book NO. 5DU 77411

2. Deed of Trust executed by Lino Bertoli, unmarried, to J. R. Cannon, Trustee, of record in Book 7200, page 795, Register's Office for Davidson County, Tennessee to secure Commerce Union Bank an indebtedness in the original principal sum of $60,350.00, dated April 8, 1987, payable according to the terms and conditions recited therein.

3. All matters appearing on the Site Plan of Phase I, Hickory Glade, of record in Book 6250, page 889, which amends Book 6250, page 888, Register's Office for Davidson County, Tennessee.

4. Declaration of covenants, conditions and restrictions of record in Book 6824, page 929 and re-recorded in Book 6898, page 896, amended in Book 6824, page 952, re-recorded in Book 6898, page 919, amended in Book 6898, page 920, Book 6957, page 473 and Book 7959, page 869, Register's Office for Davidson County, Tennessee.

5. Deed for Common Area of record in Book 6898, page 921 and re-recorded in Book 6899, page 562, Register's Office for Davidson County, Tennessee.

6. Agreement for dedication of easement for sanitary sewers and/or storm drainage of record in Book 7384, page 941, Register's Office for Davidson County, Tennessee.

7. By-Laws of Hickory Glade, Phase One, Home Owners Association, Inc. of record in Book 6878, page 390, Register's Office for Davidson County, Tennessee.

8. Deed of Conveyance to Metropolitan Government of Nashville and Davidson County for sanitary sewer and water main of record in Book 7097, pages 92 and 130, Register's Office for Davidson County, Tennessee.

**TO HAVE AND TO HOLD** said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said **GRANTEE**, her heirs and assigns, forever; and **GRANTOR** does covenant with said **GRANTEE** that **GRANTOR** is lawfully seized and possessed of that land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out; and **GRANTOR** does further covenant himself, his heirs and representatives, to warrant and forever defend the title to said land to said **GRANTEES,** their heirs and assigns, against the lawful claims of all persons whomsoever.

By **GRANTEE'S** signature below, **GRANTEE** hereby agrees to assume the payment of the promissory note secured by Deed of Trust herein described, to make all payments due thereunder in a timely manner, and to abide by the terms thereof and of said deed of trust.

This improved property is known as 502 Hickory Glade, Antioch, Tennessee 37013.

**WITNESS** our hands this 24 day of April, 1995.

GRANTOR:

Lino Bertoli

LINO BERTOLI

GRANTEE:

Derusha Cazelle Patterson

DERUSHA CAZELLE PATTERSON

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, Lino Bertoli, unmarried, 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 Franklin, Tennessee, this 24th day of April, 1995.

Notary Public

My Commission Expires:

1-20-98

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

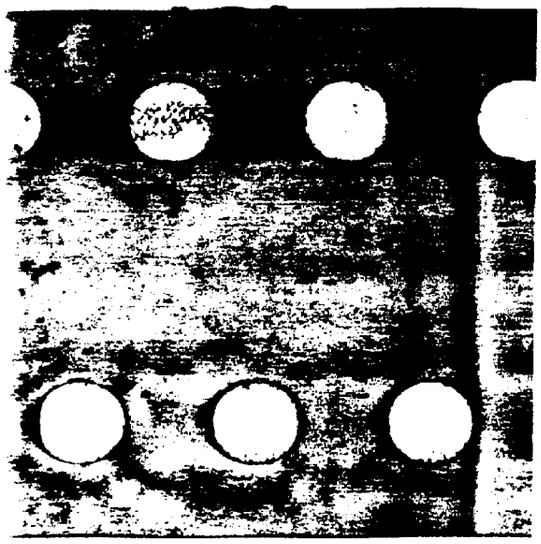
Personally appeared before me, the undersigned authority, DeRusha Cazelle Patterson, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

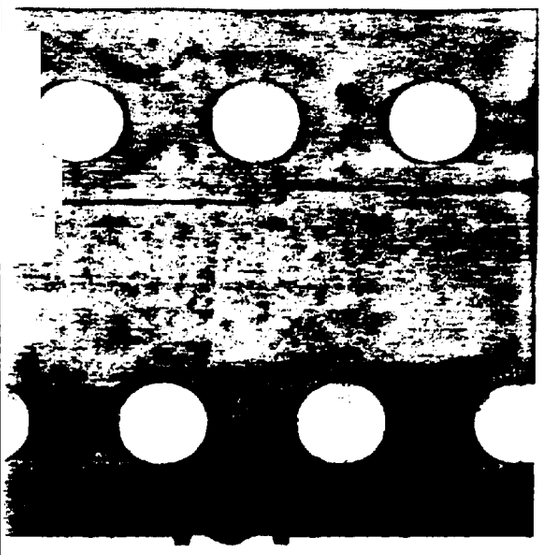
Witness my hand and official seal, at Franklin, Tennessee, this 24th day of April, 1995.

Notary Public

My Commission Expires:

1-20-98





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

RECEIVED OF _____

FOR _____

BOOK 9656 PG 37

| | | |
|---|---|---|
| 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 64000.00
CON TX 236.80
PRFEE 1.00
WDEED 12.00
TOTAL 249.80
CHECK 249.80

04/27/95 01 09:27 0001 4903

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

55217
IDENTIF. ↑ REFERENCE

95 APR 27 AM 9:25
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 904345