BOOK 9661 PG 430 Box 52

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 157,990.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF April 19 95

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

Notary Public

MY COMMISSION EXPIRES: ~~June 28, 1995~~ 7/9/95
(AFFIX SEAL)

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

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| James J. Sneed (NAME) | BarclaysAmerican/Mortgage Corp. (NAME) | 142-16-0-D |
| 2560 Devon Valley Drive (ADDRESS) | P. O. Box 33213 (ADDRESS) | 037.00CO |
| Nashville, TN 37221 (CITY) (STATE) (ZIP) | Charlotte, NC 28233 (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, Great Southern Homes of Tennessee, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James J. Sneed and wife, Terri L. Sneed

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. 63 on the Plan of Devon Valley, Phase II, of record in Plat Book 7900, Page 563, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Great Southern Homes of Tennessee, Inc. by deed from M.M.E. Limited Partnership, a Tennessee limited partnership, of record in Book 9527, Page 680, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 7517, Page 283, Book 7517, page 367, Book 8120, page 402, Book 8120, page 485, Book 8180, page 230, Book 8180, page 232, Book 8181, page 62, Book 8712, page 618, Book 8712, page 620, Book 8796, page 410, Book 8796, page 416, Book 9150, page 182, Book 9492, page 594, Book 9492, page 600, matters shown on the Plan of record in Plat Book 6900, page 398, Quitclaim Deed in Book 9618, page 880 and Storm Water Detention Agreements in Book 8611, page 31 and Book 8643, page 494, and all matters shown on the Plan of Record.

56968 IDENTIF. ↑ REFERENCE

95 MAY -2 PM 1:37 FELIX Z. ... REGISTER DAVIDSON COUNTY, TN.

This is improved ( X ) unimproved property, known as 2560 Devon Valley Drive, Nashville, TN 37221
(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 my hand this 27th day of April 19 95

Great Southern Homes of Tennessee, Inc.
By: James Lindman
James Lindman, President

STATE OF TENNESSEE
COUNTY OF

BOOK 9661 PG 431

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

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

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared James Hindman and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the President and _____ respectively of the Great Southern Homes the within named bargainor, and corporation, and that he as such President 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 James Hindman as such President, and attesting the same by the said _____ as such _____.

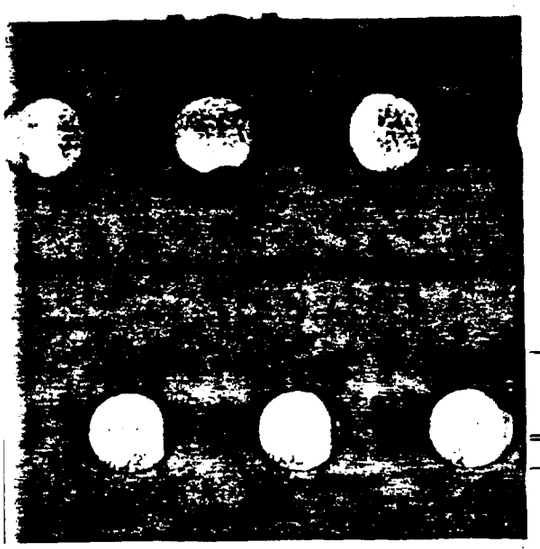
Witness my hand and official seal at office at Brentwood, TN on this the 27th day of April 19 95 .

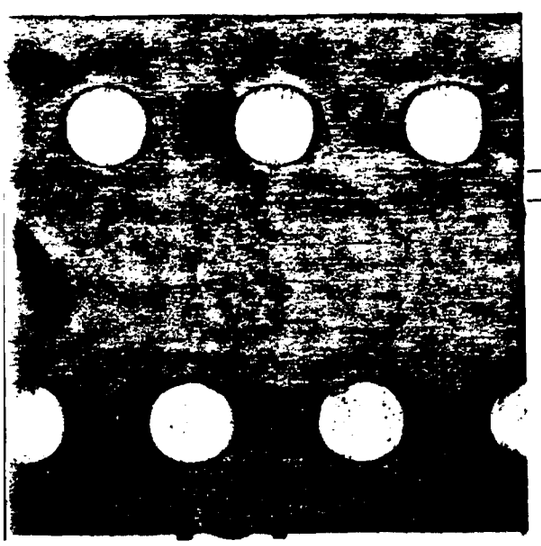
My commission expires June 28, 1995

_____
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

5799 05/02 0101 03CHECK 693.57





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

RECEIVED OF _____

FOR _____

BOOK 9661 PG 432

| | | |
|---|---|---|
| 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 | | |
| | | | 157990.00 | |
| | | CON TX | 584.57 | |
| | | PRFEE | 1.00 | |
| | | WDEED | 8.00 | |
| | | TOTAL | 593.57 | |
| | | CHECK | 593.57 | |
| 05/02/95 | 01 | 13:40 | 0001 | 6799 |

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

56968
IDENTIF. ↑ REFERENCE

95 MAY -2 PM 1:37
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 906222