RE-RECORD BOOK 9687 PG 252 BOOK 9678 PG 753

22

WARRANTY DEED

This instrument is being re-recorded to correct the Notary Acknowledgment.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 97,400.00

Michael Alan Armstrong
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF May 19 95

Notary Public

MY COMMISSION EXPIRES: 7/26/97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
MICHAEL ALAN ARMSTRONG (NAME)	REGIONS BANK OF TENNESSEE (NAME)	141-6-A-37CO
7700 POPLAR RIDGE DRIVE (ADDRESS)	616 MARRIOTT DRIVE (ADDRESS)	09D-81653
NASHVILLE, TN 37221 (CITY) (STATE) (ZIP)	NASHVILLE, TN 37214 (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, SUNFLOWER PROPERTIES, A TENNESSEE GENERAL PARTNERSHIP

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL ALAN ARMSTRONG AND ANN J. HOOD, BOTH UNMARRIED

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. 90, on the Plan of Resubdivision of Lots 89 and 90, Revised Sec. One, Poplar Ridge, of record in Plat Book 6050, page 569, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

BEING part of the same property conveyed to SUNFLOWER PROPERTIES, INC., A TENNESSEE GENERAL PARTNERSHIP, by deed from THE HAURY COMPANY, of record in Book 9081, page 76, Register's Office for Davidson County, Tennessee.

There is conveyed with the above described property an undivided interest in and to the general and/or restricted common areas and facilities of Revised Section One, Poplar Ridge, as said areas are set forth and defined in Restrictions of record in Book 8113, page 105; By-Laws of record in Book 8113, page 116; and Charter of record in Book 8232, page 501; Register's Office for Davidson County, Tennessee, and to which reference is hereby made for more particulars.

0063086 IDENTIF. ← REFERENCE

95 MAY 23 AM 10:06 FELIX ... DAVIDSON ... TN.

3892 05/23 0101 03CHECK 369.28

unimproved ( )
This is improved (X) property, known as 7700 POPLAR RIDGE 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 22nd day of May 19 95

SUNFLOWER PROPERTIES, A TENNESSEE GENERAL PARTNERSHIP
By: Karl E. Haury Jr.
KARL E. HAURY, JR., GENERAL PARTNER

STATE OF TENNESSEE
COUNTY OF

RE-RECORD BOOK 9687 PG 253

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 DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared KARL E. HAURY, JR. and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the GENERAL PARTNER and _____ respectively of the SUNFLOWER PROPERTIES, A the within named bargainor, and corporation, and that he as such GENERAL PARTNER 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 KARL E. HAURY, JR. as such GENERAL PARTNER, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at NASHVILLE, TN on this the 22nd day of May 19 95.

My commission expires July 26, 1997

_____
Notary Public I. DYKE TATUM

I. DYKE TATUM NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

0065782

IDENTIF. # REFERENCE

RE-RECORD
95 JUN -1 PM 12:40
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

9540 06/01 0101 03CHECK

8.00