0066783

IDENTIF. # REFERENCE 56

WARRANTY DEED

95 JUN -5 AM 10: 20

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

THIS INSTRUMENT WAS PREPARED BY

John M. Jordan, Attorney
2323 CRESTMOOR RD.,
NASHVILLE, TN. 37215

BOOK 9690 PG 810

THIS INDENTURE, made and entered into as of the **31st** day of **May, 1995** by and between

BILLIE JOYCE WILLIAMS-WHEELER ,

hereinafter referred to as Grantor, and

KENNETH APFEL and TIFFANY APFEL, HUSBAND AND WIFE ,

hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 418 ON THE PLAN OF SUNRISE HEIGHTS, SECOND PLAN, OF RECORD IN BOOK 421, PAGE 46, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 418, WHICH IS A CORNER LOT, FRONTS 50 FEET ON THE EASTERLY MARGIN OF SAINDON STREET, FORMERLY CALHOUN AVENUE, AND FRONTS 150 FEET ON THE NORTHERLY MARGIN OF VERITAS STREET AND EXTENDS BACK 150 FEET ON THE NORTHERLY LINE AND 50 FEET ALONG THE WESTERLY MARGIN OF A 15 FOOT ALLEY TO A POINT OF INTERSECTION.

BEING ALL THE SAME PROPERTY CONVEYED TO EVELYN LEE WAGGONER BY QUITCLAIM DEED FROM BILLIE J. WHEELER OF RECORD IN BOOK 9574, PAGE 934, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, their heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

SUBJECT TO THE MATTERS SHOWN ON THE RECORDED PLAN AND TO THE RESTRICTIONS OF RECORD.

and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

Whenever 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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

Billie Joyce Williams-Wheeler
BILLIE JOYCE WILLIAMS-WHEELER

INDIVIDUAL

BOOK 9690PG811

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **BILLIE JOYCE WILLIAMS-WHEELER** , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **31st** day of **May, 1995**.

Notary Public

Commission Expiration: 11-25-95

JOHN M. JORDAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$52,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Billie Joyce Williams-Wheeler
Affiant

Subscribed and sworn to before me this **31st** day of **May, 1995.**

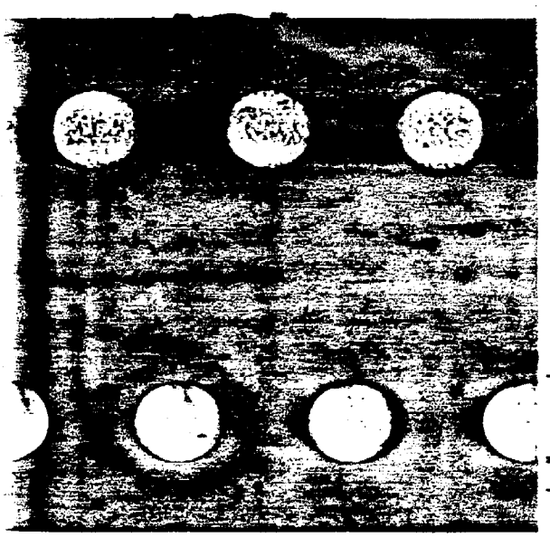
Notary Public

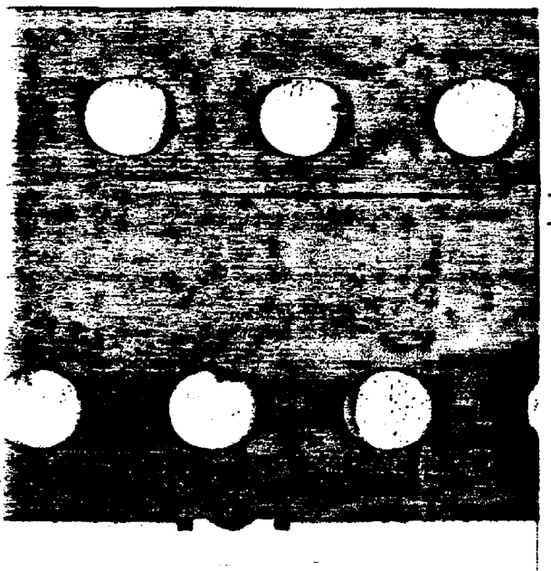
Commission Expiration: 11-25-95

JOHN M. JORDAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
ANDERSON & JORDAN ESCROW CO., INC. 2323 CRESTMOOR RD., NASHVILLE, TN. 37215	KENNETH APFEL TIFFANY APFEL 5268 TUSCULUM COURT NASHVILLE, TN. 37211	3516 SAINDON STREET NASHVILLE, TN 37211 MAP PARCEL NUMBER 133-5-13

95 06/05 0101 03CHECK 201.40





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

RECEIVED OF _____

FOR _____

BOOK 9690 PG 812

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 52000.00
CON TX 192.40
PRFEE 1.00
WDEED 8.00
TOTAL 201.40
CHECK 201.40

06/05/95 01 10:21 0001 7595

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0066783
IDENTIF. # REFERENCE

95 JUN -5 AM 10: 20

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 916890