BK 9718 PG 859

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF June, 19 95

Notary Public

MY COMMISSION EXPIRES July 27, 1996
(AFFIX SEAL)

DAVIDSON COUNTY TENN. NOTARY PUBLIC AT LARGE LINDA S. HARRIS

**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 |
|---|---|---|
| Sandra J. Blount (NAME) | First Tennessee Bank National (NAME) | 162-1E |
| 525 Park Court (ADDRESS) | 165 Madison Avenue (ADDRESS) | 13 CO |
| Nashville, TN 37211 (CITY) (STATE) (ZIP) | Memphis, TN 38118 (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 Ronald James Clendening and wife, Jill Marlyn Clendening

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sandra J. Blount

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:

A certain planned unit development in Davidson County, Tennessee, being lot No. 13 on the plan of Park Court, of record in Book 6900, page 967, Register's Office for said County, to which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Ronald James Clendening by deed from W. L. Bainbridge, Inc. of record in Book 8139, page 116, Register's Office for Davidson County, Tennessee.

Subject to declaration of covenants, conditions and restrictions of record in Book 7930, page 986, By Laws in Book 7931, page 3, Book 8010, page 476, Book 8010, page 478, said Register's Office.

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

Jill Clendening herein joins to convey any and all rights and interest she may have; especially her marital rights.

95 JUL -3 AM 9:01
RECEIVED FOR RECORD AND REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE 0075352

unimproved ( )
This is improved (X) property, known as 525 Park Court, Nashville, TN 37211
(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 29th day of June, 19 95

Ronald James Clendening

Jill Marlyn Clendening

BOOK 9718 PG 863

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 Ronald James Clensening

the bargainor _____, 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 Brentwood, Tennessee, this 29th day of June, 1995.

Commission expires July 27, 1996

Notary Public

DAVIDSON COUNTY, TENN. NOTARY PUBLIC LARRIS HARRIS

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__.

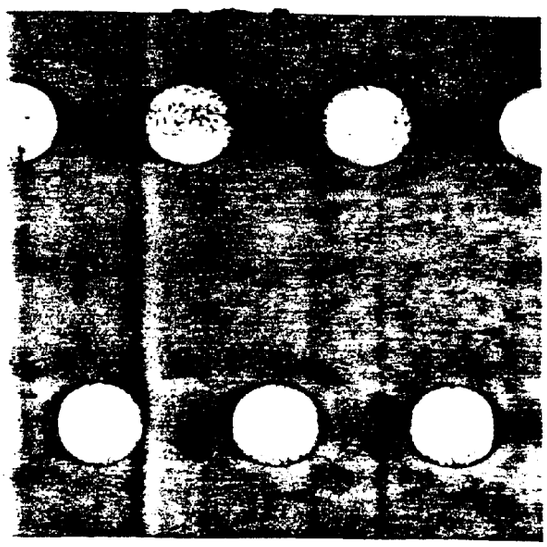
My commission expires _____

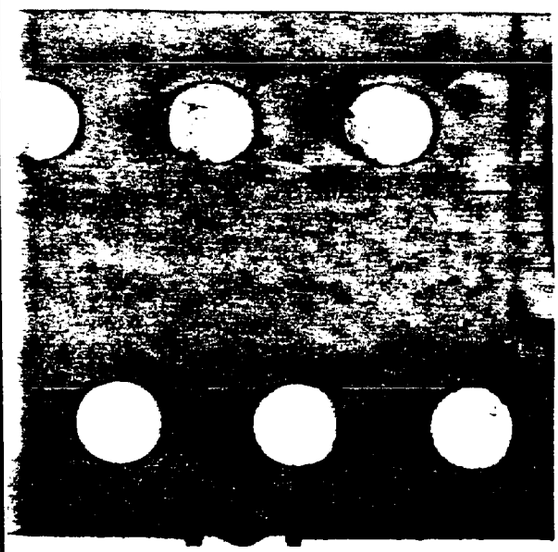
Notary Public

7074 07/03 0101 03CHECK



278-73





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

RECEIVED OF _____

FOR _____

BOOK 9718 PG 861

| | | |
|---|---|---|
| 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 72900.00
CON TX 269.73
PRFEE 1.00
WDEED 8.00
TOTAL 278.73
CHECK 278.73

07/03/95 01 09:03 0001 7074

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

0075352
IDENTIF. ↑ REFERENCE

95 JUL -3 AM 9:01
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 926232