0084136

IDENTIF. ↑ REFERENCE

This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

95 JUL 31 PM 2:40

REGISTER
DAVIDSON COUNTY TN

ADDRESS NEW OWNER:
Randall L. Noe and Catherine A. Noe
914 S. Wilson Blvd.
Nashville, Tennessee 37215

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
First Investment Company
4300 East Broad Street
Columbus, Ohio 43216-0749

MAP AND PARCEL:
MAP 116-08-0
GROUP
PARCEL 150.00

WARRANTY DEED

BOOK 9745 PG 724

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Jeffrey C. McAtee and wife, Joanna S. McAtee, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Randall L. Noe and wife, Catherine A. Noe, 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. 35 on the plan of Woodmont Park Subdivision D.T. Crockett, a Resubdivision of Part of Lots No. 22 and No. 23 of the Williams Land, of record in Book 547, page 148, Register's Office for said County, to which plan reference is hereby made for a more complete and legal description.
>
> Being the same property conveyed to Jeffrey C. McAtee and wife, Joanna S. McAtee by deed from Douglas C. Gilmore, as of record in Deed Book 8874, page 731, Register's Office for Davidson County, Tennessee.

This is improved property known as 914 S. Wilson Blvd., Nashville, TN 37215.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to 1995 Metropolitan Government Property taxes and subsequent years thereafter.
2. Restrictive Covenants contained in an instrument of record in Book 790, page 641, Register's Office for Davidson County, Tennessee, omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status, or national origin.
3. Subject to all matters shown on the Plan of record in Book 547, page 148, in said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Randall L. Noe and wife, Catherine A. Noe, their heirs and assigns, forever; and we, Jeffrey C. McAtee and wife, Joanna S.

McAtee, 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 27th day of July, 1995.

Jeffrey C. McAtee

Joanna S. McAtee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Jeffrey C. McAtee and wife, Joanna S. McAtee, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 27th day of July, 1995.

NOTARY PUBLIC

My Commission Expires:

Dec. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 255,000.00.

AFFIANT

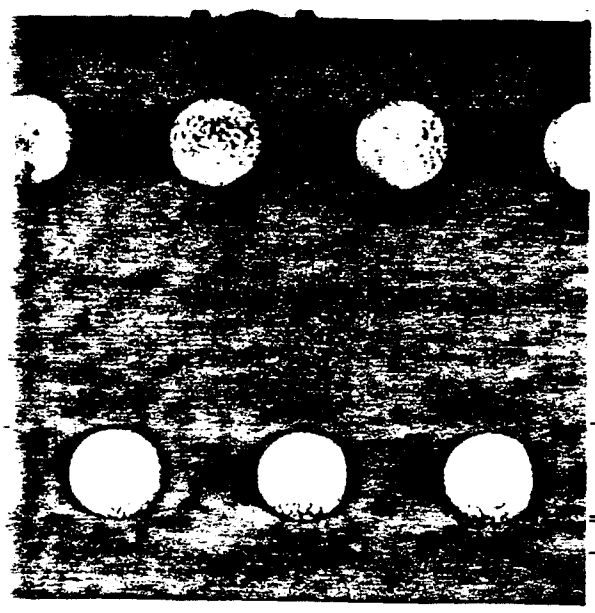
Subscribed and sworn to before me
this 27th day of July, 1995.

NOTARY PUBLIC

My Commission Expires:

Dec. 20, 1996

9660 07/31 0101 03CHECK 952.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

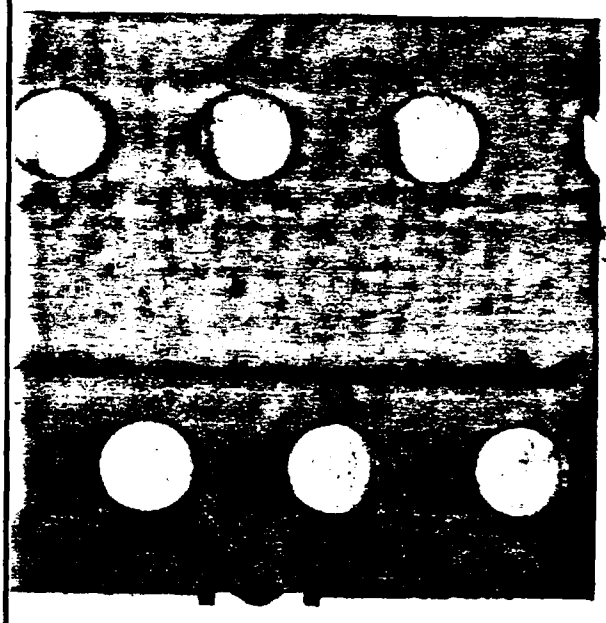
BOOK 9745 PG 723

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
255000.00
DON TX 943.50
PRFEE 1.00
WDEED 8.00
TOTAL 952.50
CHECK 952.50

07/31/95 01 14:40 0001 6660



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00841 36
IDENTIF. ↑ REFERENCE

95 JUL 31 PM 2:40
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 935706