Book 35

BOOK 9754 PG 221

# WARRANTY DEED

File No: 00276406

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Erik S. Barton | Great Financial Mortgage | Map 162-3 |
| [NAME] | [NAME] | |
| 320 Jenny Murff Drive | 4801 Frederica Street | Parcel 73 |
| [STREET ADDRESS OR ROUTE NUMBER] | [STREET ADDRESS] | |
| Antioch, TN 37013 | Owensboro, KY 42304-0005 | |
| [CITY] [STATE] [ZIP] | [CITY] [STATE] [ZIP] | |

Cash in hand paid by Erik S. Barton and wife, Carrie F. Barton and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Erik S. Barton and wife, Carrie F. Barton have assumed and agree to pay the unpaid balance of and original indebtedness in the amount of $66,350.00 secured by deed of trust of record in Book 9142, page 57 and assigned in Book 9217, page 57, Register's Office for Davidson County, Tennessee.

Stuart Byrd and wife, Jamie Bryd

have this day bargained and sold, and do hereby transfer and convey unto the said Erik S. Barton and wife, Carrie F. Barton

the Grantees herein, their (successors), heirs and assigns, certain real estate in DAVIDSON County Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

STATE OF Tennessee )
COUNTY OF Davidson ) The actual consideration or value which ever is greater, for this transfer is $ 75,500.00

Subscribed and sworn to before me, this the 4TH day of AUGUST, 19 95.

Affiant

My Commission Expires: 11/10/97 [Affix Seal]

Notary Public Linda V. Jones

unimproved ( )
This is improved ( X ) property known as 320 Jenny Murff Drive, Antioch
[House Number] [Street] [P.O. Address] [City or Town]

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenants that we are lawfully seized and possessed of real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, out heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, 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 our hands this 4TH day of AUGUST, 19 95, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Stuart Byrd

Jamie Byrd

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me Linda V. Jones, a Notary Public in and for said County and State Stuart Byrd and wife, Jamie Bryd

the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Davidson COUNTY, Tennessee this 4TH day of AUGUST, 19 95.

Linda V. Jones Notary Public

LINDA V. JONES NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Commission expires 11/10/97

STATE OF
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be _____ of the _____, the within named bargainor, a corporation, and that _____ as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19 _____.

_____Notary Public

Commission expires _____

THIS INSTRUMENT WAS PREPARED BY:

JOSEPH B. PITT, JR., ATTORNEY
315 DEADERICK STREET, SUITE 105
NASHVILLE, TN 37238-0105

0086670
IDENTIF. & REFERENCE

95 AUG -7 AM 10:05
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

**WARRANTY DEED**

**FROM**

_____

**TO**

_____

_____

Compliments of
**Chicago Title Insurance Company**
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

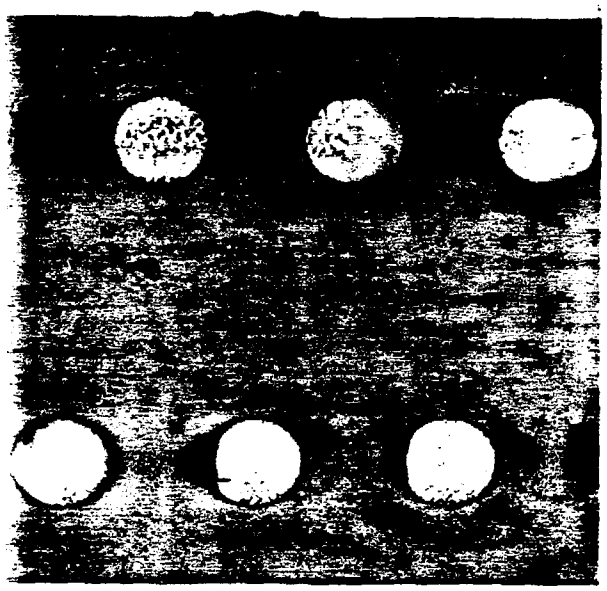
Exhibit "A"



Land in Davidson County, Tennessee, being Lot No. 205, on the Plan of Antioch Park, Section 3, of record in Plat Book 4460, page 25, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Stuart Byrd and wife, Jamie Byrd, by deed from Charles H. Medlen and wife, Beverly M. Medlen, of record in Book 8060, page 129, Register's Office for Davidson County, Tennessee.

9777 08/07 0101 03CHECK 292.35



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

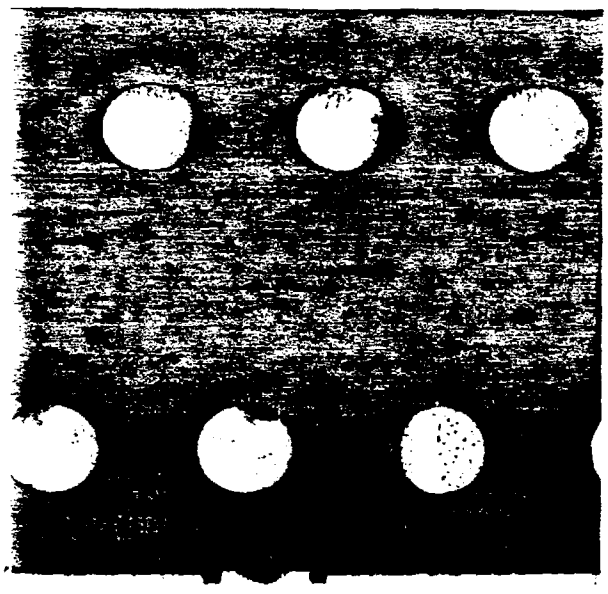
RECEIVED OF _____

FOR _____

BOOK 9754 PG 224

| | | |
|---|---|---|
| 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 75500.00
CON TX 279.35
PRFEE 1.00
WDEED 12.00
TOTAL 292.35
CHECK 292.35

08/07/95 01 10:05 0001 9377

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

0086670
IDENTIF. ↑ REFERENCE

95 AUG -7 AM 10:05
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 938397