503

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

BOOK 9815PG724

ADDRESS NEW OWNER:
Thomas E. Rowell and Eugenia M. Rowell
4925 Algonquin Trail
Antioch, Tennessee 37013

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Union Planters Bank of Middle Tennessee, N.A.
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:
MAP 162-3
GROUP
PARCEL 384

WARRANTY DEED

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, Everett Allen Holmes and wife, Natalie Renee Holmes, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Thomas E. Rowell and wife, Eugenia M. Rowell, 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. 56 on the Plan of Haywood Hills, Section 5, of record in Book 4675, page 143, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Everett Allen Holmes and wife, Natalie Renee Holmes by deed from Evelyn P. Jones, unmarried, as of record in Book 6531, page 440, Register's Office for Davidson County, Tennessee.

This is improved property known as 4925 Algonquin Trail, Antioch, TN 37013.

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. All matters as shown on the plan of record in Book 4675, page 143, said Register's Office.
3. Restrictive covenants of record in Book 4882, page 842, 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 Thomas E. Rowell and wife, Eugenia M. Rowell, their heirs and assigns, forever; and we, Everett Allen Holmes and wife, Natalie Renee Holmes, 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.

BOOK 9815 PG 725

Witness our hands this the 29th day of September, 1995.

Everett Allen Holmes

Natalie Renee Holmes

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Everett Allen Holmes and wife, Natalie Renee Holmes, 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 29th day of September, 1995.

NOTARY PUBLIC

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires: Nov. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 74,000.00.

AFFIANT

Subscribed and sworn to before me
this 29th day of September, 1995.

NOTARY PUBLIC

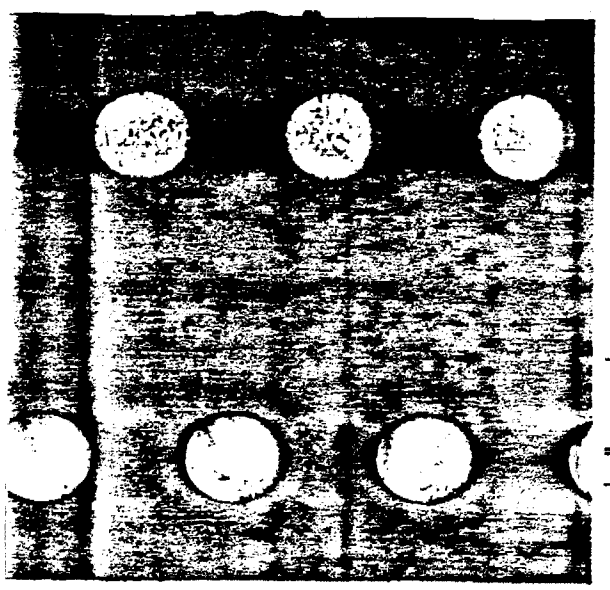
My Commission Expires: Nov 20, 1996

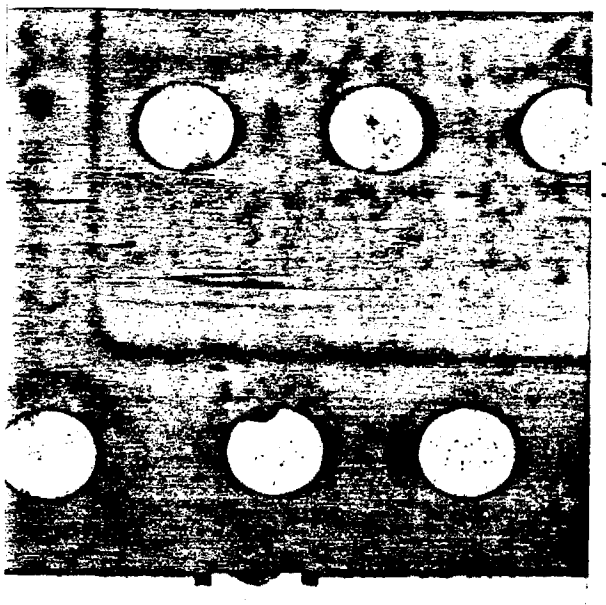
0107949
IDENTIF. ← REFERENCE

95 OCT -3 PM 1:03

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

2219 10/03 0101 03CHECK 282.80





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

RECEIVED OF _____

FOR _____

BOOK 9815 PG 726

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 74000.00
CON TX 273.80
PRFEE 1.00
WDEED 8.00
TOTAL 282.80
CHECK 282.80
10/03/95 01 13:04 0001 2219

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0107949
IDENTIF. ↑ REFERENCE

95 OCT -3 PM 1:03
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 961007