BOX #19B
G#95-10-18

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 19,949.34

Barbara Ann Hewitt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF October 19 95

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

**THIS INSTRUMENT WAS PREPARED BY**

PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: MORTGAGEE: | MAP-PARCEL NUMBERS |
|---|---|---|
| BAILEY H. HEWITT (NAME) | LEADER FEDERAL BANK FOR SAVINGS (NAME) | MAP 107-05 |
| 336 Ashcove Drive (ADDRESS) | P. O. Box 2926 (ADDRESS) | PARCEL 100 |
| Nashville, TN 37211 (CITY) (STATE) (ZIP) | Memphis, TN 38101-2926 (CITY) (STATE) (ZIP) | FB #02DA-53205 |

FOR AND IN 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, GARY MICHAEL HUMEL AND WIFE, BARBARA ANN HUMEL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BAILEY H. HEWITT AND WIFE, BARBARA ANN HEWITT

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. 50 on the Plan of Bel-Air Subdivision, Section 2, as of record in Book 2900, Pages 29, 30, 31, and 32, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Gary Michael Humel and wife, Barbara Ann Humel, by Deed from Bailey H. Hewitt and wife, Barbara Ann Hewitt, of record in Book 8024, Page 277, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been assumed by the Grantors herein.

AS part of the above consideration, the Grantees herein assume and agree to pay the unpaid balance owing on a certain Note and secured by a Deed of Trust executed by Charles F. McCormick to Banker Mortgage Corporation, in the original principal amount of $29,050.00, of record in Book 5164, Page 576, Register's Office for Davidson County, Tennessee. Said Deed of Trust was assigned to Leader Federal Bank for Savings by instrument of record in Book 9090, Page 575, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved ( X ) property, known as 1948 Laurinda Drive, Nashville, TN 37217
(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 our hand s this 6th day of October 19 95

Gary Michael Humel
GARY MICHAEL HUMEL

Barbara Ann Humel
BARBARA ANN HUMEL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9820 PG 780

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GARY MICHAEL HUMEL AND WIFE, BARBARA ANN HUMEL

the 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 Brentwood, Tennessee, this 6th day of October, 19 95.

Commission expires July 24, 1999

Notary Public

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, a corporation, and that _____ as such _____ and _____ being authorized so to do, executed 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_____.

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My commission expires _____

Notary Public

IDENTIF. # REFERENCE

95 OCT -6 PM 1:38

PELLA Z. HILL, REGISTER
DAVIDSON COUNTY, TN.

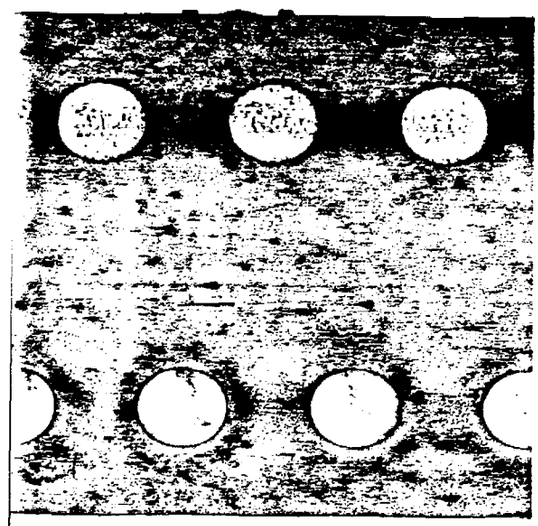
39.54 10/95 0101 03CHECK

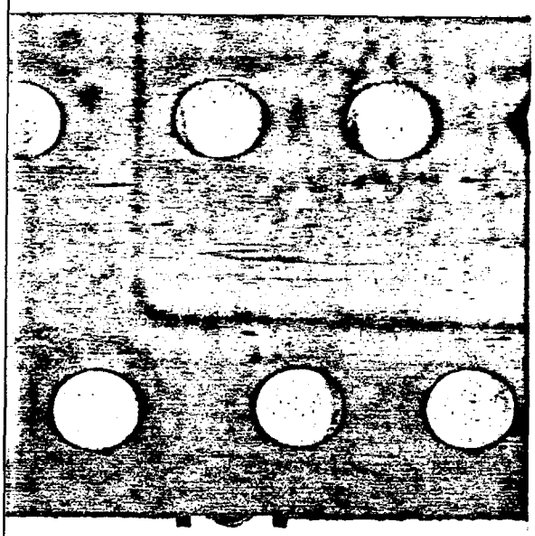
32.63

0109567



DCTN01W





**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 9820 PG 781

| | | |
|---|---|---|
| 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 19949.34
CON TX 73.63
PRFEE 1.00
WDEED 8.00
TOTAL 82.63
CHECK 82.63

10/06/95 01 13:37 0001 3964

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

0109567
IDENTIF. ↑ REFERENCE

95 OCT -6 PM 1:38
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 962736