Box 30

BOOK 9871 PG 619

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value whichever is greater, for this transfer is $ 144,900.00
Subscribed and sworn to before me, this the 22 day of
November 1995

My commission expires:

(Affix Seal) My Commission Expires November 22, 1997

Affiant

Notary Public

# WARRANTY DEED

| Prepared by: SOUTHEAST TITLE of Tennessee, Inc. #5G19432<br>Suite 110, 2000 Richard Jones Rd., Nashville, TN 37215 | |
|---|---|
| ADDRESS OF NEW OWNER:<br>John H. Hodsdon | SEND TAX BILLS TO:<br>COUNTRYWIDE FUNDING CORPORATION |
| 517 Baxter Lane | 155 North Lake Avenue |
| STREET ADDRESS<br>Nashville, TN 37220 | STREET ADDRESS<br>Pasadena, CA 91109 |
| CITY STATE ZIP | CITY STATE ZIP |
| MAP & PARCEL NO. 160-7 135 | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,
Van T. Brown

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO John H. Hodsdon and Mary M. Hodsdon, Husband and Wife

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot Number 26 on the Plan of Broadwell Acres, of record in Plat Book 2663 at page 118, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all of the property conveyed to Van T. Brown by Quitclaim Deed of record in Book 5636 page 689, Register's office for said County.

This conveyance is subject to taxes for the year 1996 and subsequent years, easements and restrictive covenants of record and all matters appearing on the recorded plat referenced above.

0126819

IDENTIFICATION

95 NOV 22 AM 10:42

DAVIDSON COUNTY, TN.

THIS IS IMPROVED PROPERTY KNOWN AS 517 Baxter Lane, Nashville, TN 37220

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 22 day of November , 1995

Van T. Brown



FF-1123001 (9202) ELECTRONIC LASER FORMS, INC. - (313)293-8100 - (800)327-0545

State of Tennessee
County of Davidson

On this 22 day of November , 1995 , before me personally appeared Van T. Brown to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

My Commission Expires November 22, 1997

Notary Public

State of Tennessee
County of

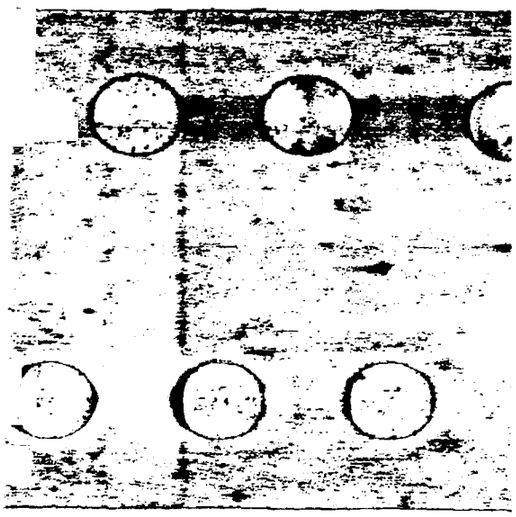
On this 22 day of November , 1995 , before me personally appeared to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

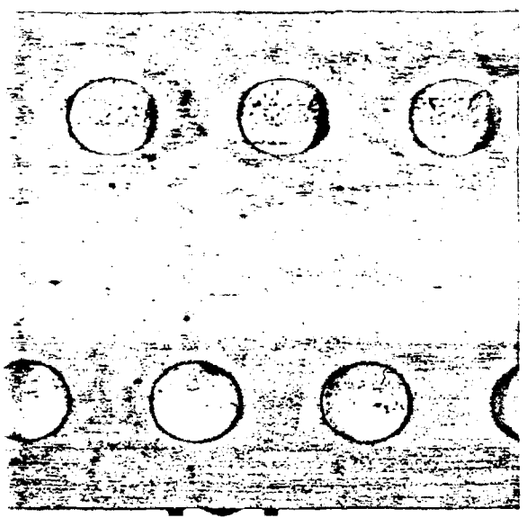
Witness my hand and official seal.
My Commission expires:

Notary Public

## WARRANTY DEED

263.4 11/29 0101 03CHECK 545.13





**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

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

RECEIVED OF _____

FOR _____

BOOK 9871 PG 621

| | | |
|---|---|---|
| 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 | |
| | | | | 144900.00 |
| | | | CON TX | 536.13 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | TOTAL | 545.13 |
| | | | CHECK | 545.13 |
| 11/29/95 | 01 | | 10:42 0001 | 2614 |

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

0126819 IDENTIFICATION REFERENCE

95 NOV 29 AM 10:43

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN.

**No.** 98113