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BOOK 10153 PG 11

10821-2
Box 14A

BK 1408 PG 158

WARRANTY DEED

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 208,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF May 19 96

Notary Public

MY COMMISSION EXPIRES: 7/24/97
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ANDREW T. PAGE (NAME)	SOURCE ONE MORTGAGE SERVICES (NAME)	MAP-PARCEL NO.
125 Sequoyah Lane (ADDRESS)	27555 FARMINGHAM ROAD (ADDRESS)	155-10-0-A
Nashville, TN 37221 (CITY) (STATE) (ZIP)	FARMINGHAM, MI 48334-3314 (CITY) (STATE) (ZIP)	

FOR AND 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, THE JONES COMPANY CUSTOM HOMES OF TENNESSEE, INC., A TENNESSEE CORPORATION

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANDREW T. PAGE AND WIFE, KRISTI R. PAGE

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. 36 on the Plan of McCrory Trace Estates, a Planned Unit Development, of record in Book 6900, Pages 720 through 723 and corrected by Surveyor's Instrument of Correction of record in Book 7825, Page 429, Register's Office for Davidson County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING part of the same property conveyed to The Jones Company Custom Homes of Tennessee, Inc., a Tennessee Corporation, by Deed from Construction Associates, Inc., an Alabama Corporation, of record in Book 9787, Page 897, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Declaration of Covenants of record in Book 7241, page 597 and amended in Book 7576, Page 846, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

unimproved ( )
This is improved (X) property, known as 125 SEQUOYAH LANE, NASHVILLE, TN 37221
(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 my hand this 31st day of May 19 96

THE JONES COMPANY CUSTOM HOMES OF TENNESSEE, INC., A TENNESSEE CORPORATION

By: James R. Carbine
JAMES R. CARBINE, VICE-PRESIDENT

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BK 1408 PG 159

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____ _____
Notary Public

_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared JAMES R. CARBINE and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the VICE-PRESIDENT and _____ respectively of the THE JONES COMPANY CUSTOM HOMES the within named bargainor, and corporation, and that he as such VICE-PRESIDENT and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said JAMES R. CARBINE as such VICE-PRESIDENT, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at NASHVILLE, TN on this the 31st day of May 1996.

My commission expires 11-28-98 Lillian K Boyles
Notary Public

LILLIAN K. BOYLES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

State of Tennessee, County of WILLIAMSON
Received for record the 05 day of
JUNE 1996 at 8:01 AM. (RECH 180061)
Recorded in official records
Book 1408 Page 158- 159
Notebook 56 Page 224
State Tax $ 769.60 Clerks Fee $ 1.00,
Recording $ 8.00, Total $ 778.60,
Register of Deeds SABIE WADE
Deputy Register KAREN OWENS

02 13392
IDENTIF. ↑ REFERENCE

96 AUG 12 AM 8:47
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

5788 08/12 0101 03CHECK 8.00