274

4

BOOK 10162 PG 712

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 127,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF August 19 96

Notary Public

MY COMMISSION EXPIRES: 5-28-2000
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. LINDA HARRIS

THIS INSTRUMENT WAS PREPARED BY

Linda S. Harris, Attorney, 5400 Maryland Way, Suite 101, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Timothy L. Keiningham	PNC Mortgage Corp of America	172-12A
(NAME)	(NAME)	
920 Fallview Trail	320 Interstate North Parkway	61CO
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37211	Atlanta, GA 30339	6D 77603
(CITY) (STATE) (ZIP)	(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, Kevin F. Poe and wife, Susan K. Poe

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy L. Keiningham and wife, Michiko F. Keiningham

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. 323, on the Planof Bradford Hills, Section Two of record in Book 7900, page 6, as amended in Book 7900, page 117, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kevin F. Poe and wife, Susan K. Poe by deed from Patricia I. Trapp, a single woman of record in Book 8641, page 952, Register's Office for Davidson County, Tennessee.

Subject to declaration of covenants, conditions and restrictions of record in Book 8069, page 170, Book 8074, page 269, and book 8071, page 531, said Register's Office.

This conveyance is subject to any and all existing easements of record.

96 AUG 22 AM 8:30
FELIX A. WILSON REGISTER
DAVIDSON COUNTY, TN.

02116884
IDENTIFICATION REFERENCE

unimproved ( )
This is improved (X) property, known as 920 Fallview Trail, Nashville, Tennessee 37211
(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 20th day of August 19 96

Kevin F. Poe

Kevin F. Poe

Susan K. Poe

Susan K. Poe

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kevin F. Poe and wife, Susan K. Poe

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 20th day of August, 19 96.

Commission expires 5-28-2000

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY TENN. LINDA S. HARRIS

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, and corporation, and that _____ as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

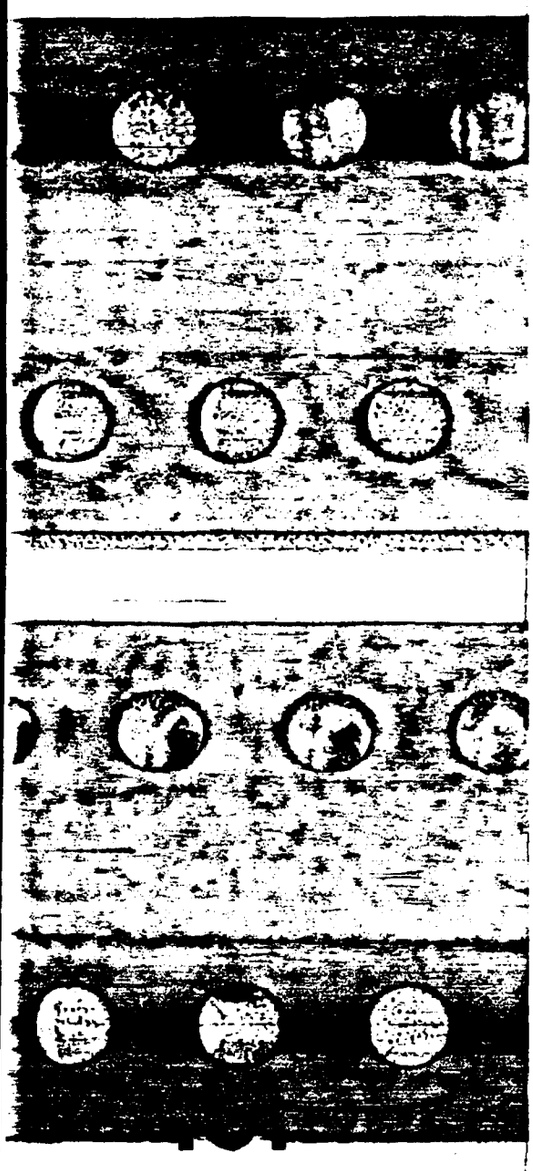
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

9532 08/22 0101 03CHECK

478.90



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

RECEIVED OF _____

FOR _____

BOOK 10163 PG 714

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	
				127000.00
			CON TX	469.90
			PRFEE	1.00
			WDEED	8.00
			TOTAL	478.90
			CHECK	478.90
08/22/96	01		08:33 0001	9532

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0216884
IDENTIF. ↑ REFERENCE

96 AUG 22 AM 8:30
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1022089