49

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 138,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF August 19 96

Notary Public

MY COMMISSION EXPIRES: 11-27-97

(AFFIX SEAL)

JO WHITAKER NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

William D. Castleman, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dennis L. Liggett (NAME)	Dennis L. Liggett (NAME)	42-16A-2
401 Hickory Chase Drive (ADDRESS)	401 Hickory Chase Drive (ADDRESS)	FB# 11 D94991
Madison, TN 37115 (CITY) (STATE) (ZIP)	Madison, TN 37115 (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, David K. Wachtel and wife, Sharon Kay Wachtel

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dennis L. Liggett and wife, Yolanda G. Liggett

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:

BEING Lot No. 2 on the Plan of the Final Plat of Hickory Chase Subdivision, a Planned Unit Development, of record in Plat Book 7900, page 973, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said lot.

BEING part the same property conveyed to David K. Wachtel by deed of record in Book 7412, page 406, and re-recorded in Book 7420, page 856, Register's Office for Davidson County, Tennessee.

Sharon Kay Wachtel joins in this conveyance to relinquish any and all rights, especially marital rights, which she may have in said property by virtue of her marriage to David K. Wachtel.

This conveyance is subject to taxes for the year 1996 and subsequent years, easements and restrictive covenants of record, and 1996 Homeowners Association Dues, which the GRANTORS herein agree to pay.

David K. Wachtel and David K. Wachtel, Jr., being one and the same person.

unimproved ( )
This is improved (X) property, known as 401 Hickory Chase Drive, Madison, TN 37115
(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 30th day of August 19 96

David K. Wachtel

Sharon Kay Wachtel

BOOK 10174 PG 30

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 David K. Wachtel and wife, Sharon Kay Wachtel (David K. Wachtel, Jr.)

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 Goodlettsville, Tennessee, this 30th day of August 19 96.

Commission expires 1-28-98

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, 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_____.

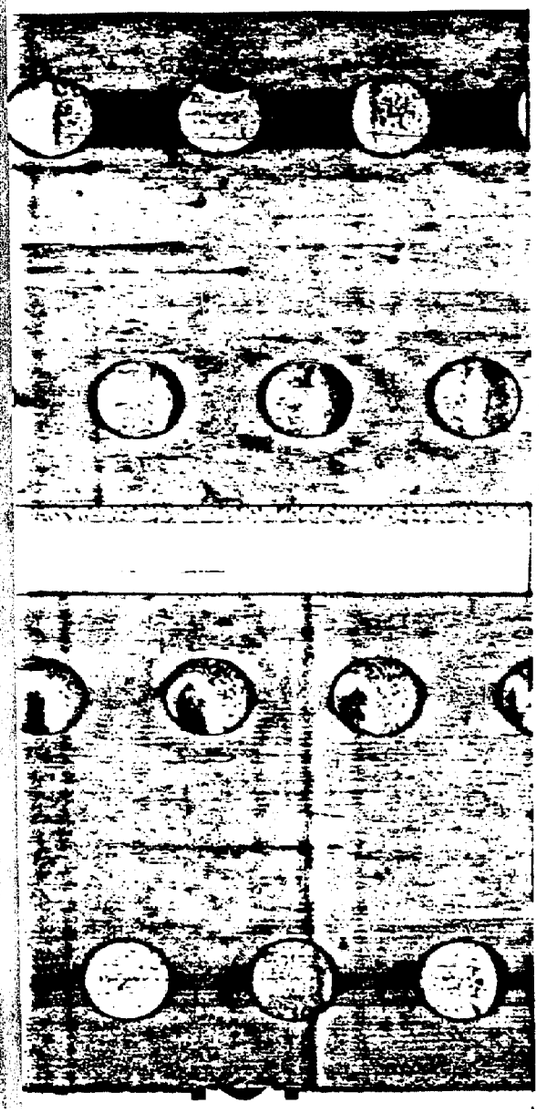
My commission expires _____

Notary Public

0220141
IDENTIF. & REFERENCE

96 SEP -3 AM 8:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

3020 09/03 0101 03CHECK 522.93



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

RECEIVED OF _____

FOR _____

BOOK 10174 PG 31

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 138900.00
				CON TX 513.93
				PRFEE 1.00
				MDEED 8.00
				TOTAL 522.93
				CHECK 522.93
09/03/96	01			08:54 0001 3020

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0220141
IDENTIF. ↑ REFERENCE

96 SEP -3 AM 8:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1025534