BOOK 10215 PG 311

STATE OF TENNESSEE
COUNTY OF DAVIDSON FILE BOX 3
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF October 19 96

Notary Public

MY COMMISSION EXPIRES: 5-25-98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY NFANB - 95-3360
EDWARD SEDDON, ATTORNEY AT LAW
111 W. College Street, Murfreesboro, TN 37130 — 3 Maryland Farms Suite 110, Brentwood, TN 37027
313 E. Main Street Suite 5, Hendersonville, TN 37075 — 1187 Vultee Boulevard, Nashville, TN 37217 — 1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Michael Ghee (NAME)	First American National Bank (NAME)	065-09-0-135.00
4812 Catskill Drive (ADDRESS)	First American Center (ADDRESS)	
Old Hickory, Tennessee 37138 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37237 (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, Hazel D. Siciliano and Juanita M. Hunter, unmarried persons

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Michael Ghee, unmarried

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. 435 on the Plan of Sherwood Forest, Section 4, of record in Plat Book 4460, pages 182 and 183, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Hazel D. Siciliano and Juanita M. Hunter by deed from Donald D. Felts and wife, Nancy L. Felts of record in Deed Book 8612, page 916, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Deed Book 4704, page 448, and in Deed Book 6115, Page 34, Register's Office for said County.

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

FELIX Z. WILLIAMS, REGISTER
DAVIDSON COUNTY, TN.
96 OCT -4 AM 8:32

IDENTIFICATION REFERENCE
0232838

unimproved ( )
This is improved (X) property, known as 4812 Catskill Drive, Old Hickory, Tennessee 37138
(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 2nd day of October, 19 96

Hazel D. Siciliano
By: Hazel D. Siciliano by Gail Lokey atty in fact
Gail Lokey, Attorney-in-fact

Juanita M. Hunter

BOOK 10215 PG 312

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Tracey B. Trumphour, a Notary Public in and for said County and State, the within named Juanita M. Hunter

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 2nd day of October 19 96.

Commission expires 3.23.98

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 2nd day of October, 1996, before me personally appeared Gail Lokey, as Attorney-in-fact for Hazel D. Siciliano, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Hazel D. Siciliano, and who acknowledged that she executed the same as the free act and deed of the said Hazel D. Siciliano by virtue of that Power of Attorney, duly executed by the said Hazel D. Siciliano and appearing of record in Book 10215, page 310, of the Register's Office of Davidson County, Tennessee.

Witness my hand and official seal at Nashville, this 2nd day of October, 1996.

My Commission Expires: 3.23.98

Notary Public

RETURN TO:
CUMBERLAND TITLE COMPANY

☐ 313 E. Main Street, Suite 5
Hendersonville, Tennessee 37075

☐ 1885-C Ft. Campbell Boulevard
Clarksville, Tennessee 37042

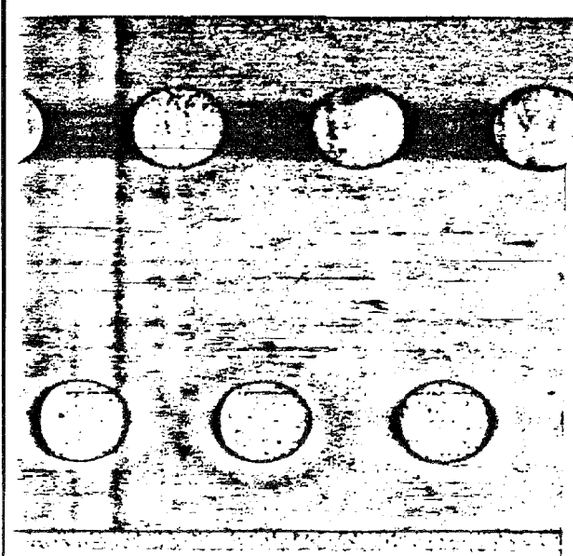
☒ 1187 Vultee Boulevard
Nashville, Tennessee 37217

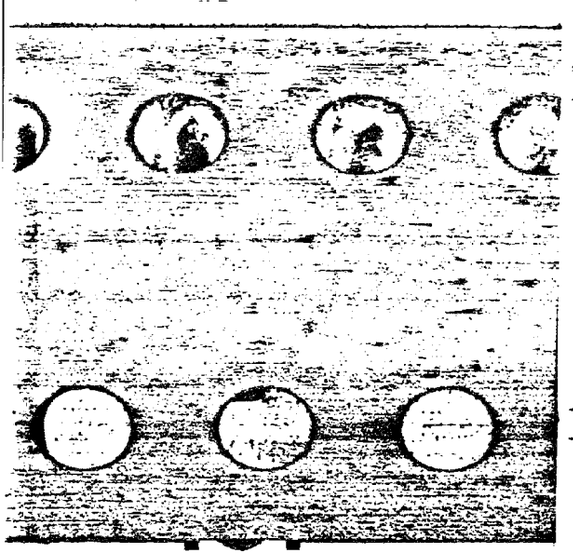
☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 3 Maryland Farms, Suite 110
Brentwood, Tennessee 37027

EDWARD SEDDON
ATTORNEY - AT - LAW

5540 12/04 3:10 PM CHECK
297.23





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10215 PG 313

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 ~~77700.00~~
				CON TX 288.23
				PRFEE 1.00
				WDEED 8.00
				TOTAL 297.23
				CHECK 297.23
			10/04/96 01	08:35 0001 6540

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0232838
IDENTIF. & REFERENCE

96 OCT -4 AM 8:33
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

№ 1073614

No. [redacted]