508

THIS INSTPUMENT WAS PREPARED BY
Banker Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

BOOK 10239 PG 483

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF October 19 96
Notary Public
MY COMMISSION EXPIRES November 20, 1996
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
R. Phillip Joiner (NAME)	SAME (NAME)	MAP 119-14-A
2929 Selena Drive (ADDRESS)	(ADDRESS)	PARCEL 75CO
Nashville, Tennessee 37211 (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, Jack R. Spence and wife, Sue S. Spence

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO R. Phillip Joiner, an unmarried person

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 Unit No. 75 on the Site Plan of Kingswood Condominiums, of record in Book 5200, page 520, as corrected in Book 5565, page 424, said Register's Office, together with the undivided percentage interest in the common elements appurtenant to said Unit, as set forth in Exhibit "C" of the Master Deed, as amended, establishing Kingswood Condominiums, of record in Book 6058, pge 320, said Register's Office.

Being the same property conveyed to Jack R. Spence and Sue S. Spence, husband and wife, by deed from Judy A. Bass, unmarried, of record in Book 9374, page 263, said Register's Office.

96 OCT 28 PM 3:40
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

0240834
IDENTIFICATION REFERENCE

unimproved ( )
This is improved (X) property, known as 2929 Selena Drive, 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 15th day of October 19 96

Jack R. Spence

Sue S. Spence

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 Jack R. Spence and wife, Sue S. Spence

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 Nashville, Tennessee, this 15th day of October, 19 96.

Commission expires November 20, 1996

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

1995 10/23 2:01 03CHECK

142.20

OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10239 PG 485

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

DAMT 36000.00
DON TX 133.20
PRFEE 1.00
WDEED 8.00
TOTAL 142.20
CHECK 142.20

10 28 96 11 15:43 0001 5095

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0240834
IDENTIF. & REFERENCE

96 OCT 28 PM 3:40

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

№ 1082055

No. [illegible]