Lot 38

# WARRANTY DEED

BOOK 10242 PG 20

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 179,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF October 19 96

Notary Public

MY COMMISSION EXPIRES: 1/25/2000
(AFFIX SEAL)

ELIZABETH A. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN My Commission Expires

**THIS INSTRUMENT WAS PREPARED BY**
Lassiter, Tidwell & Hildebrand, P.O. Box 1369, Brentwood, TN 37024

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| George G. Overstreet, Jr. (NAME) | Cooperative Mortgage Services (NAME) | 076-09-0-A |
| 108 Hilary Court (ADDRESS) | 5875 Landerbrook Drive (ADDRESS) | 038.00CO |
| Hermitage, TN 37076 (CITY) (STATE) (ZIP) | Mayfield Hts., OH 44124 (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, Zaring Homes, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George G. Overstreet, Jr. and wife, Vera Jean Overstreet

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, TN, being Lot No. 38 on the Plan of Chandler Grove, of record in Plat Book 7900, Page 796 and amended in Book 7900, page 802, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Zaring Homes, Inc. by deed from Charles Duncan of record in Book 10012, Page 820, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 9480, Page 4 and Easement in Book 1104, page 400, and all matters shown on the Plan of Record.

024144 IDENTIF. & REFERENCE

96 OCT 30 AM 10:23 RECEIVED AND RECORDED BY REGISTER DAVIDSON COUNTY, TN.

unimproved ( )
This is improved ( X ) property, known as 108 Hilary Court, Hermitage, TN 37076
(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 29th day of October 19 96

Zaring Homes, Inc.
By:
John W. Nodsdon, President

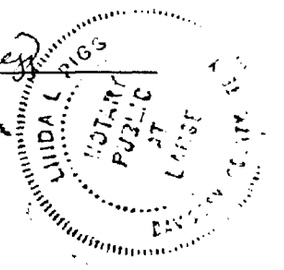
ACKNOWLEDGMENT

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 John H. Hodsdon, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of Zaring Homes, Inc. and he is authorized by Zaring Homes, Inc. to execute this instrument on behalf of Zaring Homes, Inc.

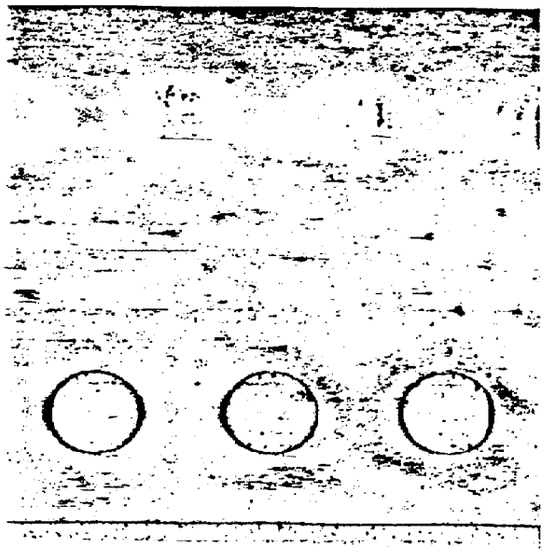
Witness my hand and official seal at Brentwood, Davidson County, Tennessee, this 29th day of October, 1996.

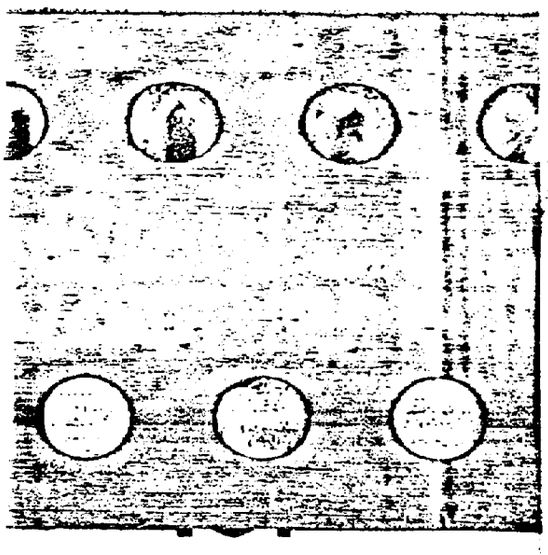
Linda L. Riggs
Notary Public




My commission expires: 3/27/99

5733 10/30 0101 03CHECK 674.63





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

RECEIVED OF _____

FOR _____

BOOK 10242 PG 22

| | | |
|---|---|---|
| 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 179900.00
CON TX 665.63
PRFEE 1.00
WDEED 8.00
TOTAL 674.63
CHECK 674.63

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 5733

0241412
IDENTIF. ↑ REFERENCE

96 OCT 30 AM 10:23
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

№ 1082681

No. [redacted]