Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #96-1217

BOOK 10260 PG 188

# WARRANTY DEED

**FOR AND IN CONSIDERATION** of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Malcolm R. Lewis and wife Martha Greaf Lewis** , hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Andrew Wendell, and wife Carol Wendell**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 13-B, on the Plan of Forest Hills Community Subdivision, as of record in Book 3600, page 81, Register's Office for said County.

Said Lot No. 13-B fronts 207 feet on the westerly side of Timberwood Drive and extends back 540 feet on the northerly line and 482 feet on the southerly line to a dead line, measuring 241 feet thereon.

Being the same property conveyed to the Grantors by Deed of record in Book 3854, pg. 682 RODC

IDENTIF. ↑ REFERENCE 0246870

96 NOV 15 AM 10:56
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

the property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

**This is improved property, known as:** 2060 Timberwood Drive, Nashville, TN

**TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seised and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF** this 14th day of November, 1996

Malcolm R. Lewis
**Malcolm R. Lewis**

Martha Graef Lewis
**Martha Graef Lewis**

**State of Tennessee** )
**County of Davidson** )

On this the 14th day of November, 1996, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **Malcolm R. Lewis and Martha Graef Lewis**, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 11-22-97

**State of Tennessee** )
**County of Davidson** )

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$380,000.00**.

Affiant

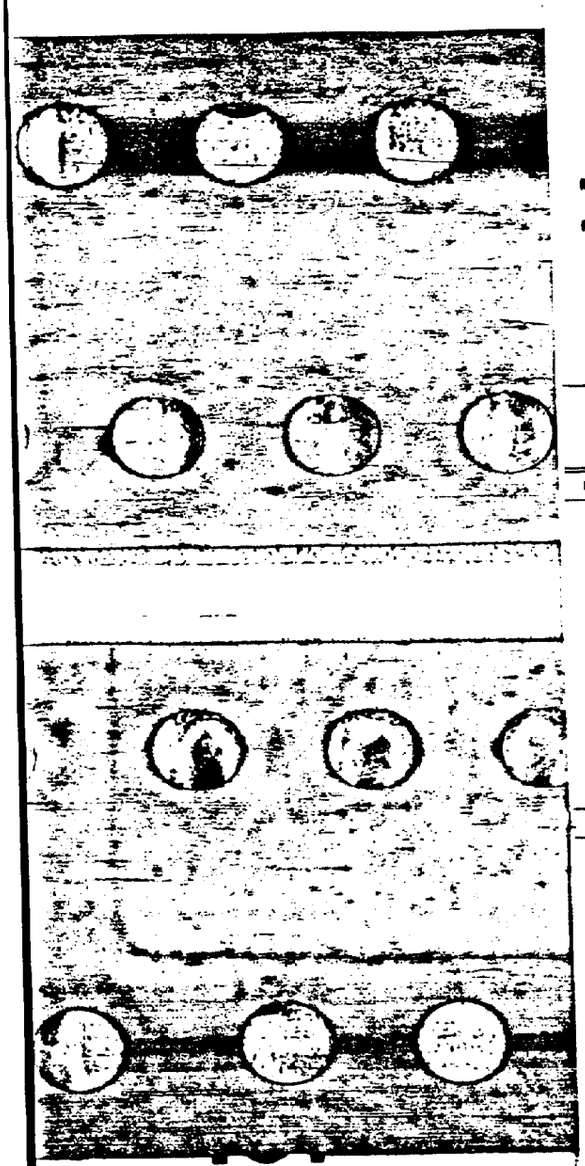
Sworn and subscribed before me on this the 14th day of November, 1996.

Notary Public

My Commission Expires: 11-22-97

| NEW OWNER: | RESPONSIBLE FOR TAX PAYMENT: | TAX MAP-PARCEL #: |
|---|---|---|
| Andrew Wendell | SAME | 144-0-19.02 |
| 2060 Timberwood Drive | | |
| Nashville, TN Nashville, TN 37214 | | |

160 11/15 0101 03CHECK 1415.00



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

RECEIVED OF _____

FOR _____

BOOK 10260 PG 190

| | | |
|---|---|---|
| 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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

| | |
|---|---|
| CON TX | 1405.00 |
| PRFEE | 1.00 |
| MDEED | 8.00 |
| TOTAL | 1415.00 |
| CHECK | 1415.00 |

11/15/96 01 10:58 0001 1605

0246870
IDENTIF. ↑ REFERENCE

96 NOV 15 AM 10:56
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

**No.** 1088488