OWNER:
JERRY VEGA
114 Truckers Circle
Antioch, TN 37013

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds
Attorneys at Law
109 Castle Heights Avenue North
Lebanon, Tennessee 37087

SEND TAX BILLS TO:
Union Planters Bank of Middle Tennessee
1436 West Main Street
Lebanon, TN 37087

BOOK 10266 PG 291

Map 150-9 Group A Parcel 115CO

D E E D

FOR AND IN CONSIDERATION of the sum of One Hundred Five Thousand Dollars ($105,000.00) paid as follows, that is, the sum of $25,545.84, cash in hand paid, the receipt of which is hereby acknowledged, and the assumption and agreement to pay the first mortgage indebtedness held by Union Planters Bank of Middle Tennessee, of record in Book 7904, page 66, Register's Office for Davidson County, Tennessee, we, **JOSEPH J. DURKIN and wife, JANE M. DURKIN,** have this day bargained and sold and by these presents do hereby transfer and convey unto **JERRY VEGA and wife, SHARON VEGA,** as tenants by the entirety, their heirs and assigns, forever, the following tract or parcel of land, situated and lying in Davidson County, Tennessee, bound and described as follows, to-wit:

96 NOV 21 AM 10:06
REGISTER
DAVIDSON COUNTY, TN.

02487 00
IDENTIF. & REFERENCE

Being Lot No. 269 on the Plan of Forest View Park, Section VIII, as of record in Plat Book 6900, Page 633, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to JOSEPH J. DURKIN and wife, JANE M. DURKIN, by deed from Fox Ridge Homes, Inc., dated July 31, 1989, and of record in Book 7904, page 64, Register's Office for Davidson County, Tennessee.

This description is the same as in the prior deed.

THIS IS IMPROVED PROPERTY

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto belonging, unto the said

JERRY VEGA and wife, **SHARON VEGA**, their heirs and assigns, in fee simple, forever.

WE COVENANT with said Grantees that we are lawfully seized and possessed of said property; that we have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and that we will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

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This conveyance is made subject to any and all visible easements or rights-of-way, any and all matters shown on the plat of record at Plat Book 6900, Page 633, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION to be given with delivery of deed.

Property taxes for the year 1996 are being paid from the escrow account, which is being transferred to Purchaser.

WITNESS OUR SIGNATURES hereto this 30th day of October, 1996.

Joseph J. Durkin
JOSEPH J. DURKIN

Jane M. Durkin
JANE M. DURKIN

STATE OF TENNESSEE)
)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a notary public of the state and county aforesaid, JOSEPH J. DURKIN and wife, JANE M. DURKIN, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 30th day of October, 1996.

Notary Public

NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My commission expires: 12/12/99

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The actual consideration or value, whichever is greater, for this transfer is $ 105,000.00 .

Affiant

Sworn to and subscribed to before me, this the 30th day of October, 1996.

Notary Public

GREGORY S. GILL NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My commission expires: 12/12/99

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WILSON COUNTY, TENNESSEE
Received for recording the 1 day of NOV, 1996 at 2:11 PM
Notebook 32 page 159
REC. FEE $ 12.00 REC#4425-001
STATE TAX $ 388.50 BRENDA WHITE
REG. FEE $ 1.00 Deputy Register
RECORDED IN Rec'd BK 668 PG 971
MARGIE TRICE, REGISTER OF DEEDS

7745 11/21 0101 03CHECK 12.00