BOOK 10292 PG 272

STATE OF TENNESSEE
COUNTY OF DAVIDSON FILE BOX 3
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,900.00

Debra G. Wright
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF December 19 96

Notary Public

MY COMMISSION EXPIRES: July 7, 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY NFANB-96-4126
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
Debra G. Wright (NAME)	FIRST AMERICAN NATIONAL BANK (NAME)	MAP 75-7
718 Rachels Trail (ADDRESS)	First American Center (ADDRESS)	PARCEL 213
Hermitage, Tennessee 37076 (CITY) (STATE) (ZIP)	Nashville, TN 37237-0209 (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, Donna M. Ball, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Debra G. Wright, 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:

Land in Davidson County, Tennessee, being Lot No. 38-A on the Plan of the Zone Lot Division of Lots 23, 24, 25, 27, 29, 30 31, 32, 33, 34, 35, 37, 38, 39, 40, 41, 42, 43, 45, 46, 48, Rachel Square, Section Two, as of record in Book 6250, page 540, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Donna M. Ball, Unmarried by deed from Union Financial Corporation of record in Deed Book 7918, page 676, Register's Office for said County.

This conveyance is subject to Restrictions of record in Book 6455, Page 135, Book 6619, page 777, and in Book 6619, Page 782, said Register's Office.

This conveyance is subject to Homeowners Special Assessments.

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

0256390
IDENTIF. & REFERENCE
96 DEC 17 AM 8:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

This is improved (X) unimproved property, known as 718 Rachels Trail, Hermitage, Tennessee 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 12th day of December 19 96

Donna M. Ball

Donna M. Ball

BOOK 10292 PG 273

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 Donna M. Ball, Unmarried

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 12th day of December, 19 96.

Commission expires Oct 17 1998

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

RETURN TO:
CUMBERLAND TITLE COMPANY

EDWARD SEDDON
ATTORNEY - AT - LAW

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

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

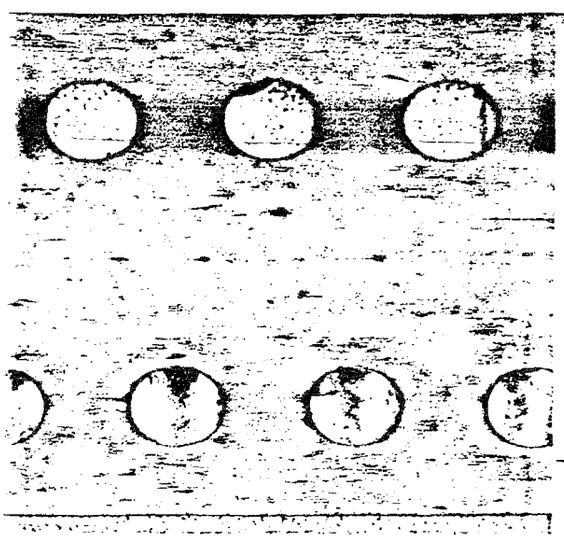
☒ 1187 Vultee Boulevard
Nashville, Tennessee 37217

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 3 Maryland Farms, Suite 110
Brentwood, Tennessee 37027

6307 12/17 0101 03 REC

223.23



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

RECEIVED OF _____

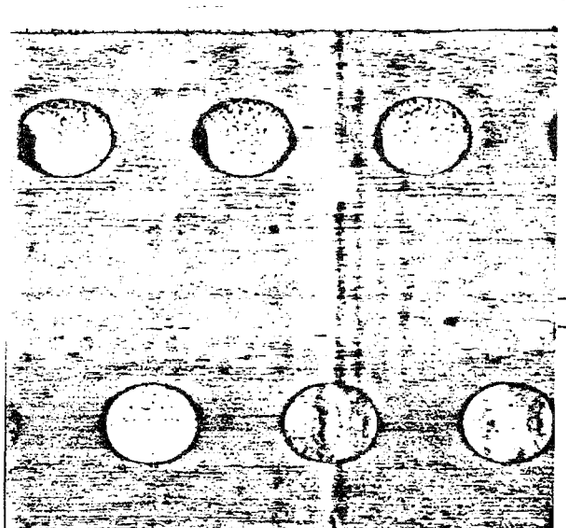
FOR _____

BOOK 10292 PG 274

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 57900.00
				CON TX 214.23
				PRFEE 1.00
				WDEED 8.00
				TOTAL 223.23
				CHECK 223.23
12/17/96	01			08:27 0001 6307

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0256390
IDENTIF. ↑ REFERENCE

96 DEC 17 AM 8:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1098913