0269434

IDENTIF. & REFERENCE

PREPARED BY (AND RETURN TO):

**WILKINS & IVEY**
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (jb) Title No: 38512
Dav. Co. File: Box 8

97 FEB -3 PM 1:19

RECEIVED REGISTER
DAVIDSON COUNTY, TN.

BOOK 10337 PG 279

| ADDRESS NEW OWNER: | RESPONSIBLE FOR TAX PAYMENT: |
|---|---|
| Paul M. Bauman, III<br>229 Boxmere Place<br>Nashville, Tennessee 37215 | First Bank and Trust<br>1691 N. Mt. Juliet Road<br>Mt. Juliet, TN 37122 |

**TAX MAP-PARCEL NUMBERS: 131-06-E-229**

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of **$ 128000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Tommye S. Thompson, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Paul M. Bauman, III, unmarried,** 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:**

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 229 on the Plan of Burton Hills, Village of Boxmere, Phase I, a condominium as shown on Plat Book 6250, Page 649, exhibit to Master Deed as recorded in Book 6666, Page 790, as amended in Book 6824, Page 308, Book 6908, Page 738 and Book 6921, Page 226, said Register's Office to which plan and reference is hereby made for a more complete legal description.

BEING the same property conveyed to Tommye S. Thompson, a single person by deed from LaQuela Scaife Barnett and spouse, Roger A. Barnett, II of record in Book 8611, Page 136, Register's office for said County.

**Description Reference:** Described from information contained in recorded condominium documents.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 6666, Page 749, as amended in Book 6824, Page 308, second amendment in Book 6908, Page 738, third amendment in Book 6921, Page 226, Book 6666, Page 806, and amended in Book 6911, Page 831 and restrictions of record in Book 6326, Page 588, and subject to the Declaration of Covenants, of record in Book 6517, Page 522, as amended in Book 6691, Page 593, second amendment in Book 6778, Page 532, third amendment in Book 6778, Page 536, and fourth amendment in Book 6911, Page 120, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.

**This is improved property, known as:** 229 Boxmere Place, Nashville, Tennessee 37215

**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 COVENANTS** with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a 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.

**WITNESS THE EXECUTION HEREOF** this 31st day of January, 1997.

BOOK 10337 PG 280

**Tommye S. Thompson**

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

On this 31st day of January, 1997, before me the undersigned authority, personally appeared **Tommye S. Thompson**, 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.

My Commission Expires: _____ Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

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

**A F F I D A V I T**

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 128000.00

Affiant

Sworn and subscribed before me on the 31st day of January, 1997.

My Commission Expires: _____ Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

2427 02/03 0101 03CHECK 482.60

2427 02/03 0101 03CHECK 482.60



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

RECEIVED OF _____

FOR _____

BOOK 10337 PG 281

| | | |
|---|---|---|
| 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 | |
| | | | | 128000.00 |
| | | | CON TX | 473.60 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | TOTAL | 482.60 |
| | | | CHECK | 482.60 |
| 02/03/97 | 01 | | 13:21 0001 | 2427 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0269434
IDENTIF. & REFERENCE

97FEB-3 PM 1:19
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1112948