BOOK 10343 PG 69

STATE OF TENNESSEE
COUNTY OF DAVIDSON
FILE BOX 3
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 118,885.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF January 19 97

Notary Public

MY COMMISSION EXPIRES: 5/25/98
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY** NFRM-96-4271
111 W. College Street, Murfreesboro, TN 37130 MARY FRANCES RUDY, ATTORNEY AT LAW 155 Franklin Rd., Suite 150, 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 |
|---|---|---|
| Carrol L. Naul (NAME) | First Republic Mortgage (NAME) | MAP 84-14 |
| 245 Bermuda Drive (ADDRESS) | 3212 West End Avenue, 5th Floor (ADDRESS) | PARCEL 164 |
| Nashville, Tennessee 37214 (CITY) (STATE) (ZIP) | Nashville, TN 37203 (CITY) (STATE) (ZIP) | 3DZ-42428 |

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, Theresa L. Flatt, unmarried and Tony W. Flatt, Married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carrol L. Naul and wife, Patricia P. Naul

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:

Being Lot No. 34, Section 2 on the Plan of Donelson Meadows, as of record in Plat Book 2133, Page 100 & 101, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Theresa L. Flatt and husband, Tony W. Flatt by deed from Michael D. Fite and wife, Margaret E. Fite of record in Deed Book 8730, page 846, Register's Office for said County.

The said Theresa L. Flatt and Tony W. Flatt having since divorced, Docket No. 96P-1182, in Book 259B Page 1284, Circiut Court Clerks Office for Davidson County, Tennessee. The said Theresa L. Flatt now being unmarried and the said Tony W. Flatt having re-married.

This conveyance is subject to Restrictions of record in Book 2283, Page 361, said Register's Office.

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

97 FEB -7 AM 8:04
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
0271039

unimproved ( )
This is improved (X) property, known as 245 Bermuda Drive, Nashville, Tennessee 37214
(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 our hand s this 31st day of January 19 97

Theresa L. Flatt

Tony W. Flatt

BOOK 10343 PG 70

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 Theresa L. Flatt, unmarried and Tony W. Flatt,

the bargainor s with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee this 31st day of January, 19 97.

Commission expires 5/23/98

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

4158 02/07 0101 03CHECK 448.88

**RETURN TO:**
**CUMBERLAND TITLE COMPANY**

**MARY FRANCES RUDY**
ATTORNEY - AT - LAW

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

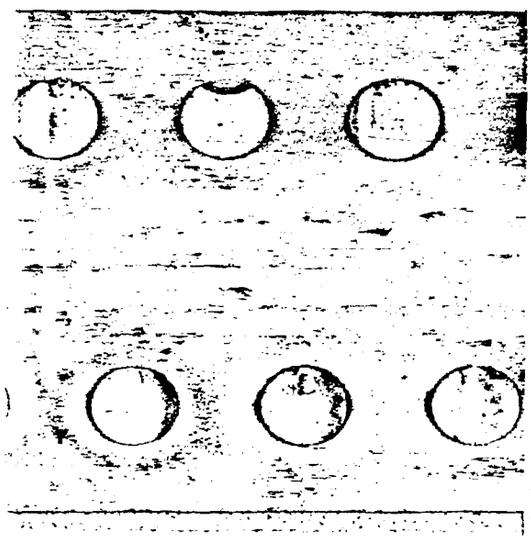
☐ 1885-C Ft. Campbell Boulevard
Clarksville, Tennessee 37042

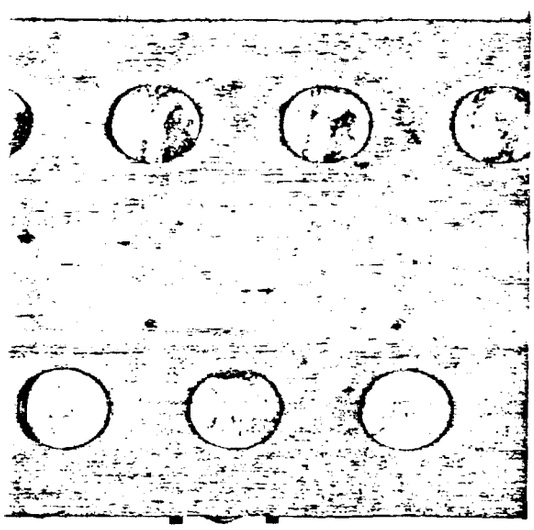
☐ 557 Sam Ridley Pkwy W, Ste A
Smyrna, Tennessee 37167

☒ 1187 Vultee Boulevard
Nashville, Tennessee 37217

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 155 Franklin Road, Suite 150
Brentwood, Tennessee 37027





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

RECEIVED OF _____

FOR _____

BOOK 10343 PG 71

| | | |
|---|---|---|
| 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 | |
| | | | | 118885.00 |
| | | | CON TX | 439.88 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | TOTAL | 448.88 |
| | | | CHECK | 448.88 |
| | | 02/07/97 | 01 | 08:09 0001 4158 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0271039
IDENTIF. # REFERENCE

97 FEB -7 AM 8:04

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1114654