# WARRANTY DEED

BOOK 10361 PG 416

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 135,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 14th DAY OF February 19 97

Notary Public

MY COMMISSION EXPIRES: January 20, 1998
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Bridgehouse Title Company, 109 Holiday Ct, Suite C-5, Franklin, TN 37067

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Michael Flowers (NAME) | Michael Todd Flowers (NAME) | 076-14-0 |
| 1221 Firefly Rd. (ADDRESS) | 1221 Firefly Road (ADDRESS) | 025.00 |
| Hermitage, Tennessee 37076 (CITY) (STATE) (ZIP) | Hermitage, TN 37076 (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, Thomas L. Parshall and Linda S. Parshall

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael Flowers and Tracy Lewis, Tenants in Common

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. 56 on the Plan of New Hope Meadows, Phase II, of record in Plat Book 6900, Page 724, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Thomas L. Parshall and wife, Linda S. Parshall by Deed from Centex Real Estate Corporation of record in Book 7812, page 628, Register's Office for Davidson County, Tennessee, and also being the same property conveyed to Thomas L. Parshall and wife, Linda S. Parshall of record in Correction Deed, correcting the legal description of the referenced property, of record in Book 10361, page 417, Register's Office for Davidson County, Tennessee.

ENCUMBERED AS FOLLOWS:

Davidson County taxes for the year 1997 are a lien but not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with GRANTORS paying their prorata share thereof to GRANTEES, who will be responsible for payment of said taxes when they become due and payable.

All matters appearing on the plan of New Hope Meadows, Phase II, of record in

CONTINUED

This is improved ( X ) unimproved ( ) property, known as 1221 Firefly Rd., 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 our hand this 14th day of February, 19 97

Thomas L. Parshall

Linda S. Parshall

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 Thomas L. Parshall and Linda S. Parshall

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 _____, Tennessee, this 14th day of February

Commission expires January 20, 1998

Notary Public

WILLIAMSON COUNTY NOTARY PUBLIC AT LARGE TENN.

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

0408 02/27 0101 03CHECK 508.50

LEGAL DESCRIPTION CONTINUATION

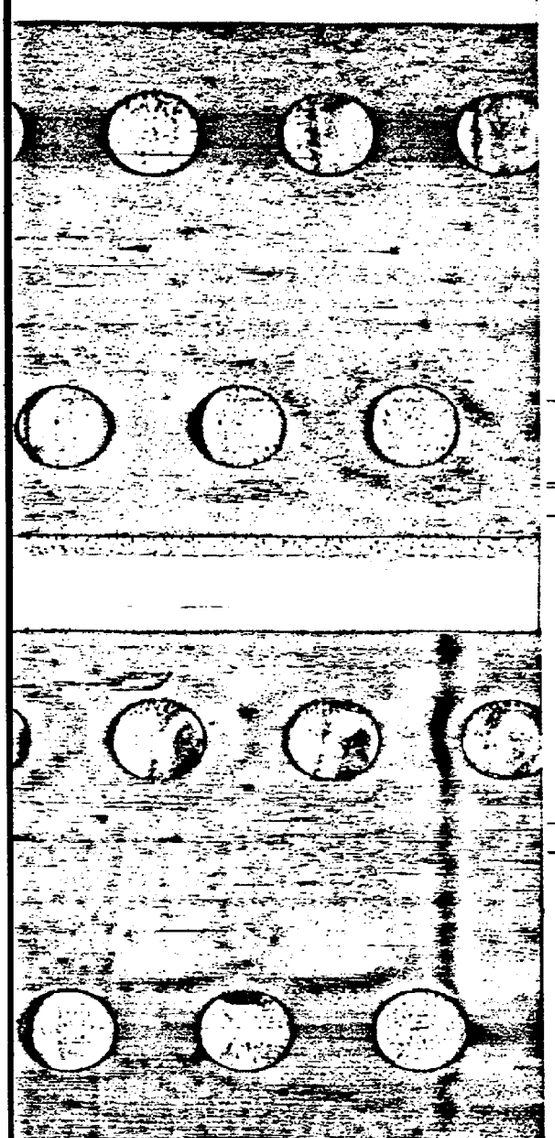
Plat Book 6900, page 724, Register's Office for Davidson County, Tennessee.

Declaration of Covenants, Conditions and Restrictions contained in instrument of record in Book 7557, page 377, as amended in Book 7567, page 103 and in Book 7934, page 796, Register's Office for Davidson County, Tennessee.



0276787
IDENTIF. ↑ REFERENCE

97 FEB 27 AM 8:55
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

FOR _____

BOOK 10361 PG 418

| | | |
|---|---|---|
| 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 135000.00
CON TX 499.50
PRFEE 1.00
WDEED 8.00
TOTAL 508.50
CHECK 508.50

02/27/97 01 08:54 0001 0408

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

02767817
IDENTIF. ↑ REFERENCE

97 FEB 27 AM 8:55
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1120825