BOOK 10412 PG 121

506

| THIS INSTRUMENT WAS PREPARED BY | STATE OF TENNESSEE |
|---|---|
| Bankers Title & Escrow Corp.<br>3310 West End Avenue, Suite 410<br>Nashville, Tennessee 37203 | COUNTY OF DAVIDSON<br>THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 145,500.00<br>Affiant<br>SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF April, 19 97<br>Notary Public<br>MY COMMISSION EXPIRES:<br>(AFFIX SEAL) |

# WARRANTY DEED

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| James T. Barker (NAME) | Norwest Mortgage, Inc. (NAME) | 172-12-0-B-140CO |
| 301 Roundhill Cove (ADDRESS) | 405 SW Fifth Street (ADDRESS) | |
| Nashville, Tennessee 37211 (CITY) (STATE) (ZIP) | Des Moines, IA 55309 (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, Wayne Wactor and wife, Linda Wactor

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James T. Barker, an unmarried person

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. 406 on the Plan of Section Seven, Bradford Hills, of record in Book 7900, page 6 and Book 7900, pages 337 and 338, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

BEING the same property conveyed to Wayne Wactor and wife, Linda Wactor by deed from Yazdian Construction, Inc., of record in Book 8867, page 85, Register's Office for Davidson County, Tennessee.

97 APR -9 PM 3:21
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

7790 04/09 0101 03CHECK 547.35

uninproved ( )
s is improved ( X ) property, known as 301 Roundhill Cove, Nashville, Tennessee 37211
(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 7th day of April, 19 97

Wayne Wactor

Linda Wactor

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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 Wayne Wactor and wife, Linda Wactor

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 7th day of April, 1997.

Commission expires 5-5-99

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

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

RECEIVED OF _____

FOR _____

BOOK 10412 PG 123

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

CAMT 145500.00
CON TX 538.35
PRFEE 1.00
WDEED 8.00
TOTAL 547.35
CHECK 547.35

04/09/97 01 15:26 0001 7790

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0292937
IDENTIFICATION REFERENCE

97 APR -9 PM 3:21
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1138011