County 48

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 10462 PG 953
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 184,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF May 19 97

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

**THIS INSTRUMENT WAS PREPARED BY**
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Everette J. Freeman | SunTrust Bank, Nashville, NA | MAP 142-16 D |
| (NAME) | (NAME) | |
| 2908 Glenway Drive | 201 Fourth Ave N | PARCEL 6 CO |
| (ADDRESS) | (ADDRESS) | |
| Nashville, Tennessee 37221 | Nashville, TN 37244 | |
| (CITY) (STATE) (ZIP) | (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, Michael R. Edwards and wife, Linda H. Edwards

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Everette J. Freeman

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. 35 on the Plan of Devon Glen, Phase I, of record in Book 7900, page 457, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Michael R. Edwards and wife, Linda H. Edwards, by deed from Great Southern Homes of Tennessee, Inc., of record in Book 9981, page 323, said Register's Office.

This conveyance is subject to (a) 1997 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 7900, page 457, said Register's Office; and (c) restrictive covenants contained in instruments of record in Book 7517, page 283, Book 7517, page 367, Book 8120, page 402, Book 8120, page 485, Book 8180, page 230, Book 8180, page 232, Book 8181, page 62, Book 8712, page 618, Book 8712, page 620, Book 8796, page 410, Book 8796, page 416, Book 9150, page 182, Book 9492, page 594, Book 9492, page 600, said Register's Office.

3885 05/22 0101 03CHECK 691.65

unimproved ( )
This is improved ( X ) property, known as 2908 Glenway Drive, Nashville, Tennessee 37221
(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 19th day of May 1997

Michael R. Edwards

Michael R. Edwards

Linda H. Edwards

Linda H. Edwards

county 48

BOOK 10462 PG 954

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 Michael R. Edwards and wife, Linda H. Edwards

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 _____ day of _____ 19____.

Commission expires _____

_____
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

STATE OF Texas
COUNTY OF TARRANT

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael R. Edwards and wife, Linda H. Edwards, the bargainors, 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 Ft Worth (City), Texas (State), this 19th day of May, 1997.

My Commission Expires:

9/6/99

Paula Farlow
Notary Public

PAULA FARLOW
NOTARY PUBLIC
STATE OF TEXAS
My Comm. Exp. 9-06-99



0307500
IDENTIF. # REFERENCE

97 MAY 22 AM 11:13

FILED & RECORDED IN REGISTER
DAVIDSON COUNTY, TN.

## OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 10462 PG 955

| | | |
|---|---|---|
| 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
184500.00
CON TX 602.65
PRFEE 1.00
MRTGD 0.00
TOTAL 603.65
CHECK 603.65

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 3883

7500 030
IDENTIFICATION

No. 1153883