BOOK 10479 PG 100

4

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 102,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
2nd DAY OF June 19 97

Notary Public

MY COMMISSION EXPIRES: 11-27-99
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN & ASSOCIATES, INC., 110 Glancy Court, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cynthia L. Ratliff (NAME)	First Republic Mortgage (NAME)	MAP 23
2351 Crocker Springs Road (ADDRESS)	3212 West End Avenue, Suite 500 (ADDRESS)	PARCEL 120
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	Nashville, TN 37203 (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, Autry Jean Seaton, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Cynthia L. Ratliff, Unmarried

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 the 10th Civil District of Davidson County, Tennessee, and being shown as Tract No. 4 on the survey of the F. Tinnon and L.M. Clendenin property, by John B. Bates, Surveyor, 5/13/77, as follows:

BEGINNING at a steel post in the westerly margin of Crocker Springs Road at the common corner of Tracts 4 and 5; thence with the margin of said Road, N 2 deg. E. 210 feet to a steel post in the common corner of Tracts 3 and 4; thence with the line between said tracts S 78 deg. 10' W. 1,462 feet to a stake in a fence; thence with the said fence S. 56 deg. 30' E. 522 feet to a stake, the common rear corner of Tracts 4 and 5; thence with the line between said Tracts, N. 67 deg. 30' E. 758 feet to a steel post; thence N. 78 deg. 05' E. 300 feet to the point of beginning.

BEING the same property conveyed to Autry Jean Seaton by deed from Frank R. Tinnon and L.M. Clendenin, of record in Book 5179, page 371, Register's Office for Davidson County, Tennessee.

0311810

IDENTIF. ↑ REFERENCE

97 JUN -4 AM 10:46

FELIX Z. ROBINSON III REGISTER
DAVIDSON COUNTY, TN.

This is improved ( ) unimproved ( ) property, known as 2351 Crocker Springs Road, Goodlettsville, TN 37072
(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 my hand this 2nd day of June 19 97

Autry Jean Seaton

Autry Jean Seaton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10479 PG 101

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Autry Jean Seaton

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 2nd day of June 1997

Commission expires 11-27-99

Notary Public

STATE OF TENNESSEE
COUNTY OF

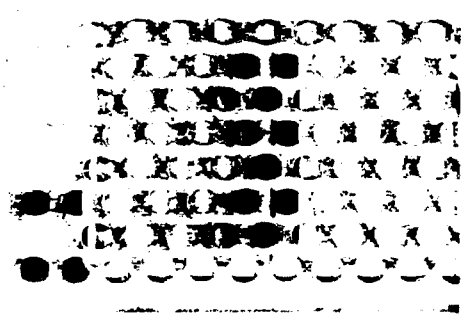
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

8599 06/04 0101 03CHECK 389.73



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

BOOK 10479 PG 102

RECEIVED OF _____

FOR _____

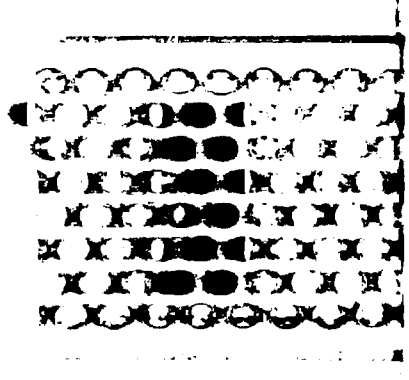
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 102900.00
CON TX 380.73
PRFEE 1.00
WDEED 8.00
TOTAL 389.73
CHECK 389.73

06/04/97 01 10:49 0001 8599

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03111810

IDENTIF. ↑ REFERENCE

97 JUN -4 AM 10:46

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1158525