3

BOOK 10494 PG 94

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 109,297.04

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
6th DAY OF June 19 97

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

EASSUM-97-[illegible]

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076

111 W. College Street, Murfreesboro, TN 37130
313 E. Main Street Suite 5, Hendersonville, TN 37075
1187 Vultee Boulevard, Nashville, TN 37217
155 Franklin Rd., Suite 150, Brentwood, TN 37027
1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry Bragg	First Nationwide Mortgage	86-7-A-20
(NAME)	(NAME)	
1229 Jacksons View	P.O. Box 9481	
(ADDRESS)	(ADDRESS)	
Hermitage, Tennessee 37076	Gaithersburg, MD 20898-9481	
(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, Paula M. Degnan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry Bragg and wife, Anita Bragg

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. 20 on the plan of Bret Ridge, of record in Plat Book 6900, Page 121, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Paula M. Degnan by deed from Lucy C. Muse of record in Deed Book 8608, page 978, Register's Office for said County.

This conveyance is subject to Restrictions of record in Book 7030, Page 527, as amended in Book 7047, Page 171, said Register's Office.

This conveyance is subject to a Deed of Trust executed by Patrick A. Marcucci and wife, Lucy C. Muse to Southeast Title of Tn., Inc., Trustee(s) for Nationwide Lending Group, Inc., dated November 20, 1987, with an approximate unpaid balance of $78,297.04, of record in Trust Book 7410, page 222, of said Register's Office, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

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

unimproved ( )
This is improved (X) property, known as 1229 Jacksons View, 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 my hand this 6th day of June 19 97

Paula M. Degnan
By: Paula M Degnan by Nancy Niehouse
Nancy Niehouse, Attorney-in-fact

CONT'D NEXT PAGE

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, 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 TENNESSEE
COUNTY OF DAVIDSON

On this the 6th day of June, 1997, before me personally appeared Nancy Niehouse, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Paula M. Degnan, and who acknowledged that Paula M. Degnan executed the same as the free act and deed of the said Paula M. Degnan by virtue of that Power of Attorney, duly executed by the said Paula M. Degnan and appearing of record in Book _____, page _____, of the Register's Office of Davidson County, Tennessee.

Witness my hand and official seal at Hermitage, Tennessee, this 6th day of June, 1997.

My Commission Expires: 5/23/98

Notary Public

1997 JUN 16 PM 3:19
RECEIVED
IN MY OFFICE AS REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

03116470

3661 06/16 01:

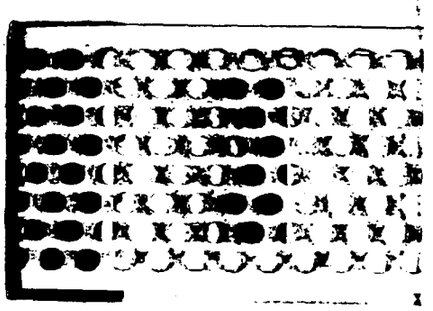
CHECK

413.41

MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
CUMBERLAND TITLE COMPANY

- ☐ 313 E. Main Street, Suite 5, Hendersonville, Tennessee 37075
- ☐ 1885-C Ft. Campbell Boulevard, Clarksville, Tennessee 37042
- ☐ 557 Sam Ridley Pkwy W., Suite 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
- ☒ 4733 Andrew Jackson Pkwy. #1-C, Hermitage, Tennessee 37076



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

RECEIVED OF _____

FOR _____

Book 10194 Pg. 95-A

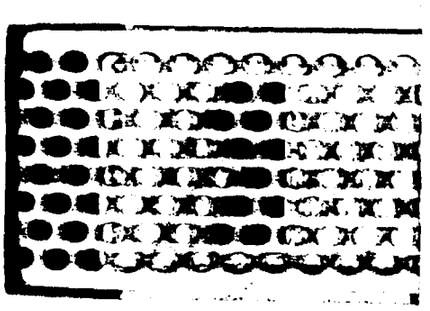
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

MAMT 109297.04
ERR CO
MAMT 109297.04-
CAMT 109297.04
CON TX 404.41
PRFEE 1.00
MTGFEE 8.00
TOTAL 413.41
CHECK 413.41

06/16/97 01 15:18 0001 3661

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0316470
IDENTIF. ▲ REFERENCE

97 JUN 16 PM 3:19
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.1163545