BOOK 10616 PG 136

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $93,000.00

Matthew J. Sain
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF SEPTEMBER, 1997.

NOTARY PUBLIC

Notary Public

MY COMMISSION EXPIRES: 4/2/98

(AFFIX SEAL)

LARGE

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, P.C., 1281-G N. Mt. Juliet Road, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Matthew J. Sain	PNC Mortgage Corp. of America	136-14-199
(NAME) 592 Castlegate Drive	(NAME) P.O. Box 8111	
(ADDRESS) Nashville, TN 37217	(ADDRESS) Vernon Hills, IL 60061	
(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, **DANIEL M. RUCKER AND WIFE, MARJORIE RUCKER**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MATTHEW J. SAIN AND WIFE, SHERRY SAIN**, 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:

BEING Lot 155-A, Zone Lot Division,Harbor Gate, Subdivision, Section Two Lots 155-164, as recorded in Volume 6250, Page 33, as revised in Book 6900, Page 17, as revised in Book 6900, Page 17, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Daniel M. Rucker, a married person by deed from Secretary of Veterans Affairs, an Officer of the United States of America of record in Book 9146, Page 306, said Register's Office.

This conveyance is made subject to Restrictions, building setback lines and easements on the plat of record in Book 6250, Page 33, as revised in Book 6900, Page 17, said Register's Office.

Marjorie Rucker joins in this conveyance to convey any right, title and interest she may have, if any.

unimproved ☐

This is improved ☒ property, known as 592 Castlegate Drive, Nashville, TN 37217

(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 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/our hand(s) this 19th day of September, 1997.

Daniel M. Rucker
Daniel M. Rucker

Marjorie Rucker
Marjorie Rucker

0350821
IDENTIF. ↑ REFERENCE

97 SEP 22 AM 10:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

1064 09/22 0101 03CHECK 353.10

BOOK 10616 PG 137

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, , a Notary Public in and for said County and State, the within named Daniel M. Rucker and wife, Marjorie Rucker, 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 Mt. Juliet , Tennessee this 19th day of September. 1997

Commission expires: 4/25/99

NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Notary Public

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 10616 PG 138

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 93000.00
CON TX 344.10
PRFEE 1.00
WDEED 8.00
TOTAL 353.10
CHECK 353.10

09/22/97 01 10:11 0001 1064

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0350821
IDENTIF. ↑ REFERENCE

97 SEP 22 AM 10:08

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1200466