BOOK 10644 PG 507

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 125,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 25th DAY OF September 19 97

Notary Public

MY COMMISSION EXPIRES 7-14-98
(AFFIX SEAL)

MARY FRANCES RUDY NOTARY PUBLIC STATE OF TENNESSEE

TCB-FUNB-97-1329
111 W. College Street, Murfreesboro, TN 37130
313 E. Main Street, Suite 5, Hendersonville, TN 37075

**THIS INSTRUMENT WAS PREPARED BY**
MARY FRANCES RUDY, ATTORNEY AT LAW
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076
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 |
|---|---|---|
| Andrea K. Hatfield (NAME) | First Union (NAME) | MAP 86-8 |
| 2140 Strombury Drive (ADDRESS) | 1100 Corporate Center Drive. (ADDRESS) | PARCEL 53 |
| Hermitage, Tennessee 37076 (CITY) (STATE) (ZIP) | Raleigh, NC 27607 (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, Julie Lynne Owens, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Andrea K. Hatfield, 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:

Being Lot No. 392 on the Plan of Phase I, Camden Woods, as of record in Plat Book 6900, Pages 697 and 698, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Julie Lynne Owens, an unmarried person by Deed from Phillips Builders, Inc., of record in Deed Book 7951, Page 778, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Restrictive Covenants of record in Deed Book 7620, page 561, Deed Book 7657, page 580, Deed Book 7675, page 926, Deed Book 7620, page 583, Deed Book 9036, page 329 and Deed Book 9231, page 737, Register's Office for said County.

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

97 OCT 14 AM 9:10
FILED & RECORDED
DAVIDSON COUNTY, TN.
REGISTER

IDENTIFICATION REFERENCE
03586617

unimproved ( )
This is improved (X) property, known as 2140 Strombury Drive, 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 25th day of September 19 97

Julie Lynne Owens

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Julie Lynne Owens, an unmarried person

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 Brentwood, _____, Tennessee, this 25th day of September, 19 97.

Commission expires 5-23-98

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

9450 10/14 0101 CHECK 471.50

**MARY FRANCES RUDY**
ATTORNEY - AT - LAW

**RETURN TO:**
**TITLE CONNECTION, INC.**

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

## OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 10644 PG 569

| | | | | | |
|---|---|---|---|---|---|
| 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 | CENT | TOTAL PAID |
|---|---|---|---|---|---|
| | | | | | 125000.00 |
| | | | | CON TX | 462.50 |
| | | | | PRFEE | 1.00 |
| | | | | WDEED | 8.00 |
| | | | | TOTAL | 471.50 |
| | | | | CHECK | 471.50 |

10/14/97 01 09:09 0001 9450

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03586617
IDENTIFICATION REFERENCE

97 OCT 14 AM 9:10
FELIX Z. WILSON, REGISTER
DAVIDSON CO., TN.

No.1208761