0376594

IDENTIFICATION REFERENCE BOOK 10708 PG 843

2

THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN & BURNSED
424 CHURCH STREET, SUITE 1750
NASHVILLE, TN 37219

97 DEC -4 AM 10:41
REGISTER
DAVIDSON COUNTY, TN.

file in box ~~33B~~
MAP#
PARCEL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $862,500.00

Affiant

AMY BRYSON SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Subscribed and sworn to before me this the 1st day of November, 1997

My Commission Expires: 3/24/01

Notary Public

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:
Douglas and Deborah Matthews	SunTrust Bank, Nashville, N.A.
(Name)	(Name)
907 Overton Lea Road	201 4th Avenue North
(Street Address)	(Street Address)
Nashville, TN 37220	Nashville, TN 37219

W A R R A N T Y D E E D

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee(s)", and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, B. L. BENNETT & ASSOCIATES, INC., a Tennessee Corporation, hereinafter called the "Grantor(s)", has bargained and sold, and by these presents does transfer and convey unto Douglas C. Matthews and wife, Deborah L. Matthews, hereinafter called the "Grantee(s)", their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, Being Lot Nos. 3A and 3B, on the Final Subdivision Plat of Bennett Subdivision, as shown on Plat of record in Plat Book 8250, page 818, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.
>
> Being a portion of the property conveyed to B. L. Bennett & Associates, Inc., a Tennessee Corporation, by deed of record in Book 10517, page 916, Register's Office of Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and paid by the Grantor herein.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee(s)", their heirs and assigns forever; and "Grantor(s)" does covenant with the said "Grantee(s)" that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and "Grantor(s)" does further covenant and bind itself, its successors and/or assigns to warrant and forever defend the title to the said land to the

IN WITNESS WHEREOF, the "Grantor(s)" has caused its name to be affixed hereto on this 28th day of November, 1997.

B. L. BENNETT & ASSOCIATES, INC.,
A Tennessee Corporation

BY: _____
BRUCE L. BENNETT, President

ACKNOWLEDGMENTS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, Bruce L. Bennett, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President (officer) of B. L. Bennett & Associates, Inc., a Tennessee corporation, the bargainor, and that he in such capacity, and on behalf of the said corporation, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself in such capacity.

Witness my hand and official seal in Nashville, Tennessee, this 28th day of November, 1997.

_____
Notary Public

My Commission Expires: 7/24/99

bennet.wd

NOTARY PUBLIC AT LARGE

7227 12/04 0101 03[illegible] 37.00

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 10708 PG 845

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

CART
$2500.00
CON TX 3191.25
PRFEE 1.00
MREED 8.00
TOTAL 3200.25
[illegible] 7327

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0376594
IDENTIFICATION REFERENCE

DEC -4 AM 10:41
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1228046