STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $96,900.00.

Deborah C Driggers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2ND DAY OF DECEMBER, 1997.

Notary Public AT LARGE

MY COMMISSION EXPIRES: April 25, 1998

(AFFIX SEAL)

Mail **THIS INSTRUMENT WAS PREPARED BY**
Harold Reeves, Attorney, PC, 1281-G North Mt. Juliet Road, Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Deborah C. Driggers	Sunbelt National Mortgage	97-8-A-20
115 Lake Chateau Drive	313 E. Main Street # 10	
Hermitage, TN 37076	Hendersonville, TN 37075	
(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, **NPH BUILDERS**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DEBORAH C. DRIGGERS, INDIVIDUAL** , 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 Unit Number D-2 on the Plan of Lake Chateau Condominiums of record in Book 6250, Pages 607-610, Register's Office for Davidson County, Tennessee.

BEING part of the same property conveyed to NPH Builders, a Tennessee Partnership by deed from Theodore H. Pailet, Trustee of record in Book 10459, Page 513, said Register's Office.

This is part of the same description as in previous deed.
Subject toMaster Deed establishing a Horizontal Property Regime of Lake Chateau of record in Book 6639, Page 468, and By-Laws of record in Book 6639, Page 548, and Joinder Agreements of record in Book 691, Page 308, and Book 6691, Page 314, said Register's Office, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions would violate 42 USC 3604(c).
Subject to Charter of record in Book 6870, Page 491, said Register's Office.
Subject to Storm Water Detention Agreement of record in Book 6551, Page 765, said Register's Office.
Subject to Option for right-of-way easement of record in Book 6599, Page 291, and right-of-way easement of record in Book 6651, Page 23, said Register's Office.
The Plan of record in Book 6250, Page 607 thru 610, said Register's office, shows on Owner's Certificate, minimum building setback lines and easements, if any.
Subject to Ingress and egress easement granted to Tom Talley et al of record in Book 5071, Page 277, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 115 Lake Chateau Drive, Hermitage, TN 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 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

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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 our hands this 2nd day of December, 1997.

NPH Builders
By: Rick Puncochar
Rick Puncochar, Partner

Attest:

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Louise N. Tynes, a Notary Public in and for said County and State, personally appeared Rick Puncochar and with whom I am personally acquainted and who upon their oaths acknowledged themselves to be the Partner and, respectively, of the NPH Builders, the within-named bargain, and corporation, and that they as such Partner and, being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Rick Puncocharas such Partner, and attesting the same by the said as such.

WITNESS my hand and official seal at office, this 2nd day of December, 1997

Commission expires: April 25, 1998

Louise N. Tynes Notary Public

LOUISE N. TYNES NOTARY PUBLIC DAVIDSON CO. LARGE

0378278

IDENTIF. & REFERENCE

97 DEC -9 PM 2:26

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

9165 12/09 0101 03CHECK 367.53

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BK/PG 10714/224

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 96900.00
CON TX 358.53
PRFEE 1.00
WDEED 8.00
TOTAL 367.53
CHECK 367.53

12709757 01 14:26 0001 9135

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03778278
IDENTIF. ↑ REFERENCE

97 DEC -9 PM 2:26
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1229926