0386674

IDENTIF. # REFERENCE

MAIL ENV.

98 JAN -5 AM 10: 32

REGISTER
DAVIDSON COUNTY, TN.

[Space Above This Line for Recording Data]

BOOK 10745 PG 658

WARRANTY DEED

This Indenture made this **31st** day of **December, 1997** between **Affordable Housing of Nashville, Inc.** , GRANTOR, and **Ralph Wayne Moore, unmarried, and Julie C. Luffman, unmarried, Tenants in common with right of survivorship**, as GRANTEEs.

W I T N E S S E T H, That said Grantor, for and in consideration of the sum of TEN AND 00/100'S ($10.00) Dollars and other good and valuable considerations to said Grantor in hand paid by said Grantees, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantees and Grantee(s)' heirs forever the following described land located in the County of **Davidson**, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 28-A on the Plan of Harbor Gate, Section One, of record in Plat Book 6250, page 638, Register's Office for Davidson County, Tennessee.

Said Lot No. 28-A fronts 38.18 feet on the southwesterly margin of Lake Terrace Drive and extends back 144.78 feet on the southeasterly line and 141.50 feet on the northwesterly line to a dead line in the rear measuring 47.00 feet thereon.

Being the same property conveyed to Affordable Housing of Nashville, Inc. by Deed from Secretary of Housing and Urban Development of record in Book 10410, page 133, Register's Office for Davidson County, Tennessee.

Subject to all matters of record in Plat Book 6250, page 638, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 6221, page 253; Book 6597, page 157; Book 6599, page 984; and Book 6486, page 436, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

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 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 Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantors s hereunto set its hand and seal this day and year first above written.

WITNESSES

Affordable Housing of Nashville, Inc.

_____

E. D. Latimer, Executive Director

_____ _____

840 / 01/05 0101 03CHECK 277.25

COUNTY OF DAVIDSON
STATE OF TENNESSEE

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared E. D. Latimer with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged him/her/self to be the Executive Director of the Affordable Housing of Nashville, Inc., and that he/she as such Executive Director executed the foregoing instrument for the purpose therein contained by signing the name of the by him/herself as Executive Director. Witness my hand and official seal this31st day of December, 1997.

NOTARY PUBLIC

MY COMMISSION EXPIRES: ~~5/23/98~~ 11-28-98

COUNTY OF DAVIDSON
STATE OF TENNESEE

The actual consideration or value, whichever is greater, for this transfer is $72,500.00

Affiant

Subscribed and sworn before me this 31st day of December, 1997

NOTARY PUBLIC

MY COMMISSION EXPIRES: ~~5/23/98~~ 11-28-98

Prepared by:
Equity Search, Inc.
2323 Hillsboro Road #506
Nashville, TN 37212

Address of New Owner:
Ralph Wayne Moore
759 Lake Terrace Drive
Antioch, Tennessee 37013

Send Tax Bills To:
First American National Bank
First American Center
Nashville, Tennessee 37237-0209

Map & Parcel No.
Map 150-2 Parcel 150

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

RECEIVED OF _____

FOR _____

BOOK 10745 PG 660

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	72500.00
CON TX	268.25
PRFEE	1.00
WDEED	8.00
TOTAL	277.25
CHECK	277.25

01/05/98 01 1013D 0001 8307

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0386674
IDENTIF. & REFERENCE

98 JAN -5 AM 10:32
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

No. 1238988