BOOK 10747 PG 739

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 246,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF January 19 98

Notary Public

MY COMMISSION EXPIRES: January 29, 2000
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Lassiter, Tidwell & Hildebrand, Attys., 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
G. Dennis Gracey III	PNC Mortgage Corp. of America	171 3 0 A 83 CO
(NAME)	(NAME)	
4809 Manassas Drive	75 North Fairway Drive	
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027	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, Joseph P. Sullivan and wife, Mary Lou Sullivan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO G. Dennis Gracey III and wife, Letitia M. Gracey

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:

Land in Davidson County, TN, being Lot No. 182 on the Plan of Section Two, Fredericksburg, of record in Book 7900, Page 509 and Book 7900, Page 640, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Joseph P. Sullivan and wife, Mary Lou Sullivan, by deed from Timothy C. Barrett and wife, Mary H. Barrett, of record in Book 10213, Page 446, Register's Office for Davidson County, TN.

This description is the same used in the previous deed of record.

Subject to restrictions in Book 8920, Page 65; Book 9500, Page 393; Book 9860, Page 840; Book 10453, page 931; Book 10694, page 541; Book 7798, Page 843; Bylaws in Book 8920, Page 45; Easement in Book 7993, Page 269; Book 7851, Page 712; Charter in Book 8920, Page 40; Amenities Area in Book 9443, Page 538; Book 7900, Page 807; Deeds of Conveyance in Book 9698, Page 81 and Book 9698, Page 124; and all matters shown on the Plan of Record.

0387272

IDENTIF. ↑ REFERENCE

98 JAN -6 AM 10:21

FELIX Z. LANIER REGISTER DAVIDSON COUNTY, TN.

This is improved (X) unimproved ( ) property, known as 4809 Manassas Drive, Brentwood, TN 37027
(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 our hand s this 2nd day of January 19 98

Joseph P. Sullivan by P.O.A. Mary Lou Sullivan

Joseph P. Sullivan

Mary Lou Sullivan

Mary Lou Sullivan

CLARICE E. MARTINI
NOTARY PUBLIC
STATE OF KANSAS
My Appt. Exp. 2-8-99

STATE OF KANSAS
COUNTY OF Johnson

Personally appeared before me, the undersigned, a notary public in and for said County and State, the within named Mary Lou Sullivan, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for Joseph P. Sullivan and that she is authorized by him to execute this instrument on his bahalf..

Witness my hand and seal at Olathe KS, this 2nd day of January, 1998.

Clarice E. Martini
Notary Public

My commission expires 2-8-99

CLARICE E. MARTINI
NOTARY PUBLIC
STATE OF KANSAS
My Appt. Exp. 2-8-99

STATE OF KANSAS
COUNTY OF Johnson

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Mary Lou Sullivan, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal at Olathe, KS, this 2nd day of January, 1998.

Clarice E Martini
Notary Public

My commission expires 2-8-99

8924 01/06 0101 03CHECK 919.20

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

RECEIVED OF _____

FOR _____

BOOK 10747 PG 741

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 246000.00
CON TX 910.20
PRFEE 1.00
WDEED 8.00
TOTAL 919.20
CHECK 919.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 B924

0387272
IDENTIF. & REFERENCE

98 JAN -6 AM 10:21
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1239604