STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $108,500.00.

Ryan Bult
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12/29/97.

Louise M. Phillips
Notary Public

MY COMMISSION EXPIRES: April 25, 1998
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILSON CO. TENN.

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
Teresa Bult	Southeastern Mortgage of Tennessee	64-16C-78
909 Bexhill Court South	115 29th Avenue, South	
Hermitage, Tennessee 37076	Nashville, Tennessee 37212	
(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, **JOHN C. SMITH AND WIFE, REBA A. SMITH**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **TERESA BULT AND RYAN BULT, WIFE AND HUSBAND CORNELIUS BULT AND KATHLEEN BULT, HUSBAND AND WIFE** , 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. 31, Section Four, Wembley Downs, of record in Book 7900, Page 456, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to John C. Smith and wife, Reba A. Smith by deed from Daniel J. Goski and Robbie Lee Beadle, unmarried persons of record in Book 9984, Page 7, said Register's Office.

This is the same description as in previous deed of record.
Subject to Declaration of Covenants, Conditions and Restrictions of record in Book 8304, Page 623, amended in Book 8447, Page 633, and Gook 8797, Page 915, said Register's Office.
Subject to Charter of record in Book 8404, Page 718, By-Laws of record in Book 9522, Page 349, and Homeowners Association Quitclaim Deed for open space of record in Book 8405, Page 408, said Register's Office.
This conveyance is subject to setback lines and recorded easements of record in Book 7900, Page 456, said Register's Office.

Robin Phillips executed this instrument on behalf of John C. Smith and wife, Reba A. Smith pursuant to a Power of Attorney which is being placed of record concurrently herewith.

THIS conveyance is made subject to easements, restrictions, , encumbrances and ordinances as they affect the premises.

unimproved ☐

This is improved ☒ property, known as 909 Bexhill Court South, 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 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/our hand(s) this 29th day of December, 1997.

John C. Smith By Robin Phillips attorney In Fact
John C. Smith

Reba A. Smith By Robin Phillips, attorney In Fact
Reba A. Smith

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, Louise N. Tynes, a Notary Public in and for said County and State, the within named John C. Smith and wife, Reba A. Smith, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this 29th day of December, 1997

Commission expires: April 25, 1998

Louise N. Tynes — Notary Public

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Robin Phillips as Attorney-in-Fact for John C. Smith and Reba A. Smith, 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 and who further acknowledged that she is the Attorney-In-Fact of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal at Mt. Juliet, Tennessee, this the 29th day of December, 1997.

WILSON CO. TENN. LARGE NOTARY PUBLIC

Louise N. Tynes
Notary Public

My Commission Expires: 4/25/98

98 JAN -8 AM 8:39

0388107

IDENTIFICATION REFERENCE

9828 01/08 0101 03CHECK 410-45

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

RECEIVED OF _____

FOR _____

BOOK 10750 PG 931

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
108500.00
CON TX 401.45
PRFEE 1.00
WDEED 8.00
TOTAL 410.45
CHECK 410.45

01/08/98 01 08:39 0001 9828

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0388107
IDENTIF. & REFERENCE

98 JAN -8 AM 8:39

REGISTER
DAVIDSON CO. TN.

No. 1240496