54

BOOK 10763 PG 128

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Reginald Appleton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF January 19 98

Kimberly R. Parker
Notary Public

MY COMMISSION EXPIRES: 2-18-01
(AFFIX SEAL)

KIMBERLY R. PARKER NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY

N0198-005L

THIS INSTRUMENT WAS PREPARED BY
SECURITY ESCROW & TITLE CO., 1005 8th Avenue South, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carlton H. Petway Jr. (NAME)	GUARANTY TRUST COMPANY (NAME)	MAP 104-6A
3415 West End Avenue D-1104 (ADDRESS)	P. O. Box 1218 (ADDRESS)	PARCEL 119
Nashville, Tennessee 37203 (CITY) (STATE) (ZIP)	Murfreesboro, Tn 37133-1218 (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, Dr. William H. Anderson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carlton H. Petway Jr., unmarried

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 all of Lot No. 1104-D on the Plan of Continental Condominiums, as shown by plat and survey of record in Plat Book 5200, Page 399, of the Register's Office of Davison County, Tennessee, as amended in Book 6135, Page 788 to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Dr. William H. Anderson by deed from Kathy C. Hughes of record in Deed Book 9583, Page 278, Register's Office for said County.

This conveyance is subject to Master Deed of record in Deed Book 5862, Page 589,; By-Laws of record in Book 5862, Page 626 and amended in Book 6135, Page 788, Book 6435, Page 549 and in Book 7461, Page 217 Register's Office for said County.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights-of-way for public utilities of record.

unimproved ( )
This is improved (X) property, known as 3415 West End Avenue D-1104, Nashville, Tennessee 37203
(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 my hand this 15th day of January 19 98

Dr. William H. Anderson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named Dr. William H. Anderson

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of January 19 98.

Commission expires 2-18-01

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

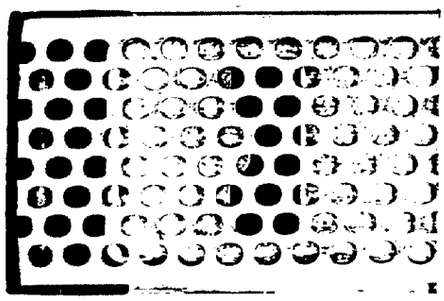
Notary Public

0391856
IDENTIF. → REFERENCE

98 JAN 21 AM 9:48

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

3930 01/21 0101 03CHECK 268.00



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

RECEIVED OF _____

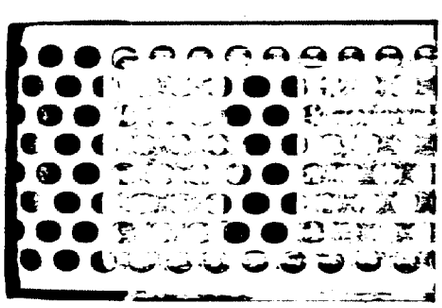
FOR _____ BOOK 10763 PG 130

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 70000.00
CON TX 259.00
PRFEE 1.00
RECEIPT IS NOT VALID UNTIL CHECK IS PAID [illegible]BANK 8.00
TOTAL 268.00
CHECK 268.00

01/21/98 01 09:52 0001 3930



0391856
IDENTIF. ◆ REFERENCE
98 JAN 21 AM 9:48
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1244552