BK 10782 PG 515

29

STATE OF TENNESSEE 8046
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00

Kathleen M. Drummond
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF January, 19 98.

Evelyn D. Wright
Notary Public

MY COMMISSION EXPIRES:

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EVELYN D. WRIGHT

...ssion Expires SEPT. 23, 2000

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 51 Century Blvd., #110, Nashville, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David L. Drummond	Countrywide Home Loans, Inc.	44-15-282
(NAME)	(NAME)	
1001 Hidden Ridge Court	155 N. Lake Avenue	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Mt. Juliet, TN 37122	Pasadena, California 91109	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Stephen G. Austin and wife, Elizabeth F. Austin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David L. Drummond and wife, Kathleen M. Drummond

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, Tennessee, being Lot No. 46 on the Plan of The Village of Old Hickory, Section "D" as of record in Book 1424, page 65, Register's Office for Davidson County, Tennessee.

Said Lot No. 46 fronts 55.1 feet on the westerly margin of Debow Street and extends back 64.8 feet between parallel lines to a line in the rear measuring 55.1 feet thereon.

BEING the same property conveyed to Stephen G. Austin and wife, Elizabeth F. Austin by deed from William T. Landrum and wife, June M. Landrum, filed of record in Book 9458, page 410, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 1008 Debow Street, Old Hickory, TN 37138

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 their hands this 30th day of January, 19 98.

Stephen G. Austin

Elizabeth F. Austin

8046

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Stephen G. Austin and wife, Elizabeth F. Austin the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of January, 1998.

My commission expires _____

Notary Public

M. WRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT 23, 2001

0397264

IDENTIFICATION/REFERENCE

98 FEB -4 PM 1:10

DAVIDSON COUNTY, TN.

9696 02/04 0101 03CHECK 231.00

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

RECEIVED OF _____

FOR _____

BK/PG 10782/517

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	60000.00
CON TX	222.00
PRFEE	1.00
WDEED	8.00
TOTAL	231.00
CHECK	231.00

02/04/98 01 13110 0001 9696
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0397264
IDENTIF. # REFERENCE

98 FEB -4 PM 1:10

REGISTER
DAVIDSON COUNTY, TN.

No. 1250254