BOOK 10913 PG 925

60

WARRANTY DEED

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$128,850.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **30TH DAY OF APRIL, 1998.**

Notary Public

MY COMMISSION EXPIRES: ~~February 23, 2002~~ 2-19-2002

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carey Tuck Mathis	**Columbia National, Incorporated**	**176-5A-113**
(NAME)	(NAME)	
5348 Sunnyvale Drive	**P.O. Box 3050**	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	**Columbia, MD 21045-6050**	
(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, **W. L. Bainbridge, Inc.**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Carey Tuck Mathis**, 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. 102 on the Plan of Hickory Woods Section C of record in Plat Book 6900, Page 884, 885, 886 and 887, Register's Office for said County, to which reference is made for a more complete description.

Being part of the same property conveyed to W. L. Bainbridge, Inc. by deed of record in Book 10717, Page 330, Register's Office for County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record. 178 05/04 0101 03CHECK 485.75

unimproved ☐
This is improved ☒ property, known as **5348 Sunnyvale Drive, Antioch, TN 37013**
(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 hands** this **30th day of April, 1998**.

W. L. Bainbridge, Inc.

By:

W.L. Bainbridge, President

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98 MAY -4 PM 2:50
RECEIVED FOR REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared W.L. Bainbridge, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President, of the W.L. Bainbridge, Inc., a corporation, and that he as such President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself/herself as President.

Witness my hand official seal at Antioch, Tennessee, this 30th day of April, 1998.

Commission expires: My Commission Expires 2-19-2002

NOTARY PUBLIC AT LARGE ANGELA M. LAKE RUTHERFORD CO. TENN.

notary public