Mail

THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075

BOOK 10928 PG 261

OUR FILE NUMBER: 7198

MAP/GROUP/PARCEL
064-03-0-A/106.00 co

NEW OWNER'S NAME AND ADDRESS:
Howard and Rita S. Walker
2008 Dunedin Court
Old Hickory, Tennessee 37138

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, we, Gloria Percynski and husband, David L. Percynski, hereinafter called Grantors, does hereby transfer and convey unto Howard Walker and wife, Rita S. Walker, their heirs and assigns, hereinafter called Grantees, property described as follows:

> LAND in Davidson County, Tennessee, being Lot No. 181 on the Plan of Phase Eleven, Section Two, Brandywine Pointe, of record in Book 9700, Page 241, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> The subject property is improved property commonly known as 2008 Dunedin Court, Old Hickory, Tennessee.
>
> BEING the same property conveyed to grantors herein by deed of record in Book 10446, Page 606, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenant with grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Gloria Percynski

Gloria Percynski

David L. Percynski

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

6315 05/12 01:01 03CHECK 1063-50

98 MAY 12 PM 2:10

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

0437014

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STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Gloria Percynski and husband, David L. Percynski, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 11th day of May, 1998.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
2/3/02



STATE OF TENNESSEE
COUNTY OF SUMNER

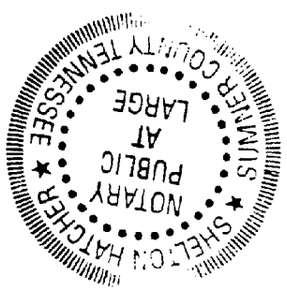
The actual consideration or value whichever is greater for this transfer is $285,000.00.

Howard Walker
AFFIANT

Sworn to and subscribed before me, this the 11th day of May, 1998.

NOTARY PUBLIC

My Commission Expires:
2/3/02



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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	AMT	TOTAL PAID
					285000.00
				CON TX	1054.50
				PRFEE	1.00
				WDEED	8.00
				TOTAL	1063.50
				CHECK	1063.50
			05/12/98	01	14:15 0001 6315

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

043701.4
IDENTIF. & REFERENCE

98 MAY 12 PM 2:10
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1292336