FILE BOX "7"

BOOK 10929 PG 595

B07

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $225,000.00

Ginger L. Barnett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 8TH DAY OF MAY, 1998.

Notary Public

MY COMMISSION EXPIRES: January 27, 2001

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TAYLOR, PHILBIN, PIGUE, MARCHETTI & BENNETT,PLLC, 2908 Poston Avenue, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ginger L. Barnett	Ginger L. Barnett	104-15-51/24W09060
(NAME)	(NAME)	
2618 Ashwood Avenue	2618 Ashwood Avenue	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215-3336	Nashville, TN 37215-3336	
(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, Victoria A. Marchetti, an unmarried person, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ginger L. Barnett, 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. 79 on the Plan of Sunset Park Subdivision, of record in Plat Book 332, Page 132, Register's Office for said County, reference to which is hereby made for a more complete and accurate description.

BEING the same property conveyed to Victoria A. Marchetti, unmarried by deed from R. Neal Mynatt and wife, Christina A. Landeryou of record in Book 10137, Page 855, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all exisiting restrictions and easement of record.

unimproved ☐
This is improved ☒ property, known as 2618 Ashwood Avenue, Nashville, TN 37215-3336
(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/our hand(s) this 8th day of May, 1998.

Victoria A. Marchetti
Victoria A. Marchetti

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

0437380
IDENTIF. & REFERENCE
98 MAY 13 AM 10:31
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.
5730 05/13 0101 03CHECK 841.50

STATE OF TENNESSEE

BOOK 10929 PG 596

COUNTY OF DAVIDSON

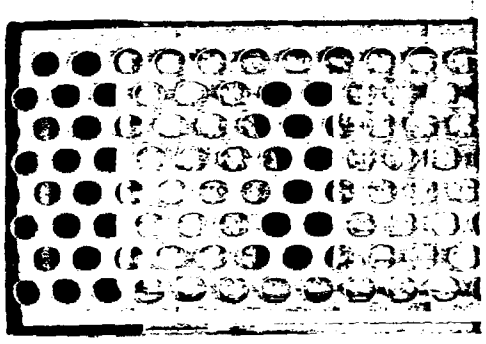
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Victoria A. Marchetti, an unmarried person, the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 8th day of May, 1998.

Commission expires: January 27, 2001

Jill L. Roller

Notary Public



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

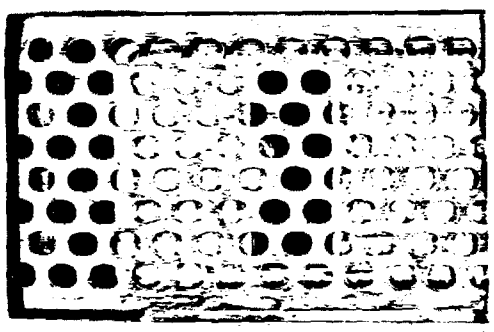
BOOK 10929 PG 597

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
225000.00
CON TX 832.50
PRFEE 1.00
WDEED 8.00
TOTAL 841.50
CHECK 841.50
05/13/98 01 10:35 0001 6730

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0437380
IDENTIF. ← REFERENCE

98 MAY 13 AM 10:30
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1292747