BOOK 10970 PG 457

STATE OF TENNESSEE
COUNTY OF DAVIDSON

DANA SUMMERELL NOTARY PUBLIC DAVIDSON COUNTY, TENN. LARGE

SUMMARIZED CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSPER IS $106,250.00

Dana C Ferone
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of May, 1998.

Notary Public

MY COMMISSION EXPIRES:.

My Commission Expires NOV. 25, 2000 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lehman Land Title, Inc., 4733 Andrew Jackson Parkway, Hermitage, TN 37076 Mail

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Dana C Ferone	GMAC Mortgage Corporation	053-06-B-055
(NAME) 2500 Park Green Lane	(NAME) 100 Witmer Road	
(ADDRESS) Old Hickory, TN 37138	(ADDRESS) Horsham, PA 19044	
(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, **KIM M. MCDONALD SPENCE, MARRIED,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DANA C. FERONE, A SINGLE PERSON** , 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. 157 on the Plan of Phase 4-A, Waterford Subdivision as of record in Plat Book 7900, Page 596, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Kim M. McDonald, a single person, by deed from W. L. Bainbridge, Inc. of record in Book 9348, Page 524, Register's Office for Davidson County, TN. **

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

Kim M. McDonald and Kim M. McDonald Spence are one and the same person.

8507 06/10 0101 03CHECK 402.12

unimproved ☐

This is improved ■ property, known as 2500 Park Green Lane, Old Hickory, TN 37138

(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 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 28th day of May, 1998.

Kim M. McDonald Spence
Kim M. McDonald Spence

Timothy Grady Spence
Timothy Grady Spence

** Kim M. McDonald is now married and is known as Kim M. McDonald Spence.

Timothy Grady Spence, spouse of Kim M. McDonald Spence, joins in this Deed for the purpose of conveying any marital rights he may have in the subject property.

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 Kim M. McDonald Spence, a single person, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

* and Timothy Grady Spence

Witness my hand and official seal at Hermitage , Tennessee this 28th day of May, 1998

Commission expires:

Dana Summarell

Notary Public

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DANA SUMMARELL
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 25, 2000

0448445

IDENTIF. & REFERENCE

98 JUN 10 AM 9:34

ELIZABETH REGISTER
DAVIDSON COUNTY, TN.

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	TOTAL PAID

CAMT 106250.00
CON TX 393.12
PRFEE 1.00
MDEED 8.00
TOTAL 402.12
CHECK 402.12

06/10/98 01 09:33 0001 8507

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

044845
IDENTIF. # REFERENCE
98 JUN 10 AM 9:34
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1304393