BOOK 10977 PG 190

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 220,000.00

Larry J. Pollard
(Affiant)

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF June 19 98

Notary Public

MY COMMISSION EXPIRES: 11/2 20
(AFFIX SEAL)

MONTGOMERY NOTARY PUBLIC TN

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry J. Pollard (NAME)	PHH Mortgage Services (NAME)	MAP 141-14 A
7604 Hansrote Court (ADDRESS)	6000 Atrium Way (ADDRESS)	PARCEL 17 CO
Nashville, Tennessee 37221 (CITY) (STATE) (ZIP)	Mt. Laurel, New Jersey 08054 (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, Jack D. Stofffer and wife, Carol C. Stoffer

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry J. Pollard and wife, Cynthia A. Pollard

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. 17 on the Plan of Hanover Park of Sheffield, of record in Book 9700, pages 154-156, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jack D. Stoffer and wife, Carol C. Stoffer by deed from Beazer Homes Corp, d/b/a Phillips Builders, of record in Book 10333, page 49, said Register's Office.

This conveyance is subject to (a) 1998 real property taxes which have been prorated and assumed by the grantee(s); and (b) all matters appearing on the plan of record in Book 9700, page 155, said Register's Office.

0450773
IDENTIF. ↑ REFERENCE

98 JUN 15 PM 12:58
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

unimproved ( )
This is improved (X) property, known as 7604 Hansrote Court, Nashville, Tennessee 37221
(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 hand s this 12th day of June 19 98

Jack D. Stofffer

Carol C. Stoffer

BOOK 10977 PG 191

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 Jack D. Stofffer and wife, Carol C. Stoffer

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 12th day of June, 19 98.

Commission expires 11/27/99

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

1007 06/15 0101 03CHECK 823.00

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10977 PG 192

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 220000.00 CON TX 814.00 PRFEE 1.00 WDEED 8.00 TOTAL 823.00 CHECK 823.00	
06/15/98	01	12:57 0001	1007	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0450773
IDENTIF. # REFERENCE

98 JUN 15 PM 12:58

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1306871