WARRANTY DEED

BOOK 10991 PG 780

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,300.00

Robt Wm Moseley
Affiant

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

Linda K. King
Notary Public

MY COMMISSION EXPIRES: 6/12/99
(AFFIX SEAL)

MAJ **THIS INSTRUMENT WAS PREPARED BY**
Bragg, Mansfield, & Stegall, 110 South Maple Street, Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert William Moseley (NAME)	NationsBanc Mortgage Corporation (NAME)	MAP 147-14-0
679 Brewer Drive (ADDRESS)	2059 Northlake Parkway (ADDRESS)	PARCEL 6D 64940
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Tucker, GA 30084 (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, Nancy Moseley Bragg and Jerry F. Moseley and Kathy Moseley Ezell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert William Moseley, unmarried

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:

Being all of Lot No. 424, Candlestick Farms, Section 4, as shown on survey and plat of same appearicord in Book 3600, page 71, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Frank F. Moseley and wife, Louise S. Moseley, by deed from Morris and Morris Inc., as shown of record in Deed Book 3996, page 182, Register's Office for Davidson County, Tennessee. Frank F. Moseley died on October 2, 1990, leaving Louise S. Moseley as sole owner by survivorship. Louise S. Moseley died on August 5, 1996, leaving as her heirs Robert William Moseley, Nancy Moseley Bragg, Jerry Frank Moseley and Kathy Moseley Ezell. Nancy Moseley Bragg, Jerry Frank ~~Moseley~~, and Kathy Moseley Ezell execute this instrument to convey all their right, title and interest in the property to Robert Williams Moseley, unmarried.

This conveyance is subject to restrictive covenants as shown of record in Deed Book 3811, Page 978; Deed Book 3822, Page 71; and Deed Book 3822, Page 75; Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

unimproved ( )
This is improved (X) property, known as 679 Brewer Drive, Nashville, TN 37211
(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 19th day of June 19 98

Nancy Moseley Bragg Kathy M. Ezell
Nancy Moseley Bragg Kathy Moseley Ezell

Jerry F. Moseley
Jerry F. Moseley

BOOK 10991 PG 781

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nancy Moseley Bragg and Jerry F. Moseley and Kathy Moseley Ezell

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 Murfreesboro, Tennessee, this 19th day of June 19 98.

Commission expires 6/12/99

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

045491.2
IDENTIF. → REFERENCE
98 JUN 25 AM 10:42
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.
5519 06/25 0101 03CHECK 265.41

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10991 PG 782

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 69300.00
CON TX 256.41
PRFEE 1.00
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 8.00
TOTAL 265.41
CHECK 265.41

06/25/98 01 10:42 0001 5519

0454912
IDENTIF. # REFERENCE

98 JUN 25 AM 10:42
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1311327