# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF June 19 98

Notary Public

MY COMMISSION EXPIRES: March 23, 2002
(AFFIX SEAL)

DEANIE L. GREGORY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires MAR 23 2002

**THIS INSTRUMENT WAS PREPARED BY**
Deanie L. Gregory, Attorney, 223 Madison St., Madison, TN 37115

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Peter A. Mollica (NAME) | Same as New Owner (NAME) | MAP 72-3 |
| 1137 Shelton Ave. ~~1205 Greenfield Ave~~ (ADDRESS) | (ADDRESS) | Parcel 223 |
| Nashville, Tn 37216 (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, Cara Suzanne Dalton and husband, Glenn D. Dalton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Peter A. Mollica and wife, Carey J. Mollica

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. 116 on the Map of Inglewood Place, as of record in Book 332, Page 101, Register's Office for Davidson County, Tennessee.

Said Lot No. 116 fronts 100 feet on the north side of Greenfield Avenue and runs back between parallel lines 205 feet to a dead line.

Being the same property conveyed to Cara Suzanne Dalton by deed from Lamar Hamilton Bauman by and through his attorney-in-fact, Theresa Hamilton Chambers Mooneyhan and Elizabeth Hamilton Hardaway by and through her attorney-in-fact, Theresa Hamilton Chambers Mooneyhan, which deed is of record in Book 9471, Page 41, Register's Office for Davidson County, Tennesse.

THIS CONVEYANCE IS MADE SUBJECT TO NOTES, EASEMENTS AND SETBACK LINES, IF ANY, AS MAY BE SET FORTH ON THE PLAN OF INGLEWOOD PLACE OF RECORD IN BOOK 332, PAGE 101, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

CARA SUZANNE DALTON IS THE SAME PERSON AS CARA S. DALTON AND GLENN DOUGLAS DALTON IS THE SAME PERSON AS GLENN D. DALTON.

unimproved ( )
This is improved ( X ) property, known as 1205 Greenfield Ave., Nashville, Tn 37216
(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 25th day of June 19 98

Cara Suzanne Dalton BY: C. Ale Gyle Attorney-In-Fact
Cara Suzanne Dalton

Glenn D. Dalton BY: C. Ale Gyle Attorney-in-Fact
Glenn D. Dalton

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Cara Suzanne Dalton and husband, Glenn D. Dalton

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 Brentwood, Tennessee, this 26th day of June 19 98.

Commission expires March 23, 2002

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 25th day of June, 1998, before me personally appeared Allen Cartright, to me known to be the person who executed the foregoing instrument on behalf of Cara Suzanne Dalton and husband, Glenn G. Dalton, and acknowledged that he executed the same as the free act and deed of the said Cara Suzanne Dalton and husband, Glenn D. Dalton.

Witness my hand and official seal at Madison, Tennessee, this 25th day of June, 1998.

Deanie L. Gregory
Notary Public

My Commission expires: 3/23/2002

DEANIE L. GREGORY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 23, 2002



0457486
IDENTIF. & REFERENCE

98 JUL -1 AM 9:50

FELIX A. NELSON III REGISTER
DAVIDSON COUNTY, TN.

8242 07/01 0101 03CHECK 307.00

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

RECEIVED OF _____

FOR _____

BOOK 11000 PAGE 898

| | | |
|---|---|---|
| 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 80000.00
CON TX 296.00
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 307.00
CHECK 307.00

07/01/98 01 09:51 0001 8242

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

0457486
IDENTIF. & REFERENCE

98 JUL -1 AM 9:51

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.**1314027