BOOK 11015 PAGE 511 Box1

WARRANTY DEED

VICTOR HAZELWOOD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$91,500.00**

s/Maria L. Cobbs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **7TH DAY OF JULY, 1998.**

Victor Hazelwood
Notary Public

MY COMMISSION EXPIRES: May 26, 2002.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Maria L. Cobbs	**Columbia National, Incorporated**	**150-11-86**
(NAME) **3164 Towne Village Road**	(NAME) **P.O. Box 3050**	
(ADDRESS) **Antioch, TN 37013**	(ADDRESS) **Columbia, MD 21045-6050**	
(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, **Ronald E. Cripps and wife Lorna G. Cripps**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Maria L. Cobbs and husband, Carlton L. Horton**, 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. 151 on the Plan of Towne Village of the Country, Section Two, of record in Plat Book 5200, Page 176, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Ronald E. Cripps and wife, Lorna G. Cripps by deed of record in Book 5789, Page 276, Register's Office for Davidson County, Tennessee.

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

This instrument is executed on behalf of Ronald E. Cripps and wife, Lorna G. Cripps by Carolyn Adcock as their Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 1015 Page 510 in the Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as **3164 Towne Village Road, Antioch, TN 37013**
(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.

0460904
IDENTIF. & REFERENCE
98 JUL 10 AM 10:04
FELIX A. WILSON III REGISTER
DAVIDSON COUNTY, TN.
1879 07/10 0101 03CHECK 349.55

Witness my/our hand(s) this 7th day of July, 1998.

Ronald E. Cripps BY CAROLYN ADCOCK
ATTORNEY IN FACT

Lorna G. Cripps BY CAROLYN ADCOCK
ATTORNEY IN FACT

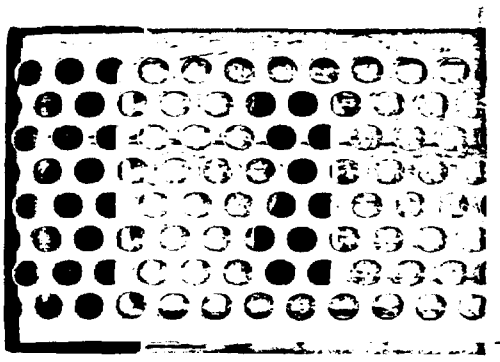
STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 7th day of July 1998 before me personally appeared Carolyn Adcock person who executed the foregoing instrument on behalf of Ronald E. Cripps and wife, Lorna G. Cripps, and acknowledged that she executed the same as the free act and deed of the said Ronald E. Cripps and wife, Lorna G. Cripps, through Power of Attorney granted her, by the said Ronald E. Cripps and wife, Lorna G. Cripps.

Notary Public

Commission Expires: 5/24/2001

VICTOR HAZELWOOD
NOTARY PUBLIC
AT LARGE
DAVIDSON COUNTY, TENN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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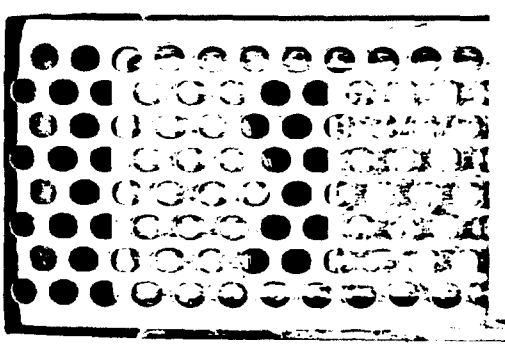
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 91500.00
CON TX 338.55
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 349.55
CHECK 349.55

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/10/98 01 10:04 0001 1879



IDENTIF. & REFERENCE 0460904

98 JUL 10 AM 10:04

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1317594