702.50

BOX 25-B

THIS INSTRUMENT PREPARED BY:
Robert F. Spann, Attorney
First American Center, Suite 1545
315 Deaderick Street
Nashville, TN 37238-1545

# WARRANTY DEED

BOOK 11025 PAGE 898

State of Tennessee )
County of Davidson )

The actual consideration of value, whichever is greater, for this transfer is $185,000.00.

Affiant

Sworn to and subscribed before me this 15 day of July, 1998.

NOTARY PUBLIC

My Commission Expires: 9-26-98

98 JUL 20 AM 8:29
DAVIDSON COUNTY, TN.

0464009
IDENTIFICATION REFERENCE

ADDRESS - NEW OWNER
**Christine C. Fuller**
4305 Nevada Ave
Nashville, TN 37209

SEND TAX BILLS TO:
Same

MAP/PARCEL NUMBER:
Map 91-16
Parcel 250

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Rehab-it, LLC**, hereinafter called "Grantor", has bargained and sold, and by these presents does transfer and convey unto **Christine C. Fuller**, hereinafter called "Grantee", her heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

5233 07/20 0101 03CHECK 695.50

**Land in Davidson County, Tennessee, being Lot No. 206 of Block 10 in Charlotte Park Company's First Addition, of record in 57, page 103, Register's Office for Davidson County, Tennessee, to which plat reference is here made for a more complete and definite description.**

**Said Lot No. 206 fronts 50 feet on the southerly side of Nevada Avenue, formerly 3rd Avenue, and extends back between parallel lines 150 feet to an alley.**

**Being the same property conveyed to Rehab-it, LLC, by deed from Paula Jean Lunn Gadsey and William Donald Gadsey, of record in Book 10700, page 178, said Register's Office.**

This is improved property known as 4305 Nevada Avenue, Nashville, TN 37209.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, her heirs and assigns forever; and Grantor does covenant with the said Grantee that we 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 Grantor does further covenant and bind ourselves, our heirs, assigns and representatives, to warrant and forever defend the title to the said land to the said Grantee, her 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 hand this 15 day of July, 1998.

**Rehab-it, LLC**

(Name) (Title)

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Joe E. Arnold, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Secretary of Rehab-it, LLC, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Secretary.

WITNESS my hand and seal, at Office this 15 day of July, 1998.

NOTARY PUBLIC

My Commission Expires: 9-26-98

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

RECEIVED OF _____

FOR _____

BOOK 11025 PAGE 900

| | | |
|---|---|---|
| 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 185000.00
CON TX 684.50
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 695.50
CHECK 695.50

07/20/98 01 08:31 0001 5233

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0464009
IDENTIF. & REFERENCE
98 JUL 20 AM 8:29
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1320913