WARRANTY DEED	STATE OF TENNESSEE COUNTY OF SUMNER THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $99,900.00 SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 7/24/98 Notary Public MY COMMISSION EXPIRES: October 17, 1998.

BOOK 11035 PAGE 261

Mail

THIS INSTRUMENT WAS PREPARED BY
Middle Tennessee Escrow & Title Co., LLC, 3401 West End Avenue, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles Richard Councill	First American National Bank	Map 33-08.0/Parcel 32.00
(NAME)	(NAME)	
433 Gates Road	315 Deadrick Street	
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	Nashville, TN 37237-1701	
(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, John A. Niedzwiecki, unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles Richard Councill and wife, Cheryl D. Councill, 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:

SEE ATTACHED EXHIBIT A

unimproved ☐
This is improved ☒ property, known as 433 Gates Road, Goodlettsville, TN 37072
(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 my/our hand(s) this 24th day of July, 1998.

0466747
IDENTIF. ↑ REFERENCE

98 JUL 27 AM 10:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY.

John A. Niedzwiecki

STATE OF TENNESSEE
COUNTY OF SUMNER

On this 24th day of July, 1998, before me personally appeared John A. Niedzwiecki to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 24th day of July, 1998.

Commission expires: October 17, 1998

George R. Woods — Notary Public

GEORGE R. WOODS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

98 JUL 27 PM 1:01 03CHECK 380

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 74 on the Plan of Gateway Subdivision, Section 1, as of record in Plan Book 3300, pages 47-52, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to John A. Niedzwiecki, his heirs and assigns by Quitclaim Deed from Lisa Niedzwiecki of record in Book 10548, page 801, Register's Office for Davidson County, Tennessee.

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

RECEIVED OF _____

FOR _____

BOOK 11035 PAGE 263

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 99900.00
CON TX 369.63
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 380.63
CHECK 380.63

07/27/98 01 10:14 0001 8165

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0466747
IDENTIF. ↑ REFERENCE

98 JUL 27 AM 10:12
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1323799