29

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8801

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 23, 2000

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF July, 19 98.

Notary Public

MY COMMISSION EXPIRES:

THIS INSTRUMENT WAS PREPARED BY

J. Blake Freeman, Attorney at Law, 51 Century Blvd., #110, Nashville, TN 37214

NAME / ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Timothy D. Buckner	Century Mortgage Corporation	52-1-292
(NAME)	(NAME)	
710 Idlewild Drive	Two International Drvie, Ste.507	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Madison, TN 37115	Nashville, TN 37217	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Ben Pat Adams and wife, Gwendolyn Adams

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy D. Buckner and wife, Susan G. Buckner

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ~~A~~SSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being part of Lot No. 14, Block L. on the Plan of Madison Park Subdivision, as of record in Book 843, Page 7, Register's Office for Davidson, County, Tennessee.

Said part of Lot No. 14 fronts 100 feet on the southwesterly side of Idlewild Drive (formerly Lanier Avenue) and extends back 200 feet to a dead line and measures 100 feet thereon, being the northerly 100 feet of 250 feet of Lot No. 14 conveyed to Lula H. Johnson by deed from A.H. Vaughn et al of record in Book 2107, Page 445, said Register's Office.

BEING the same property conveyed to Ben Pat Adams and wife, Gwendolyn Adams by deed from Equivantage, Inc., filed of record in Book 10876, page 398, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 710 Idlewild Drive, Madison, TN 37115

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 their hands this 24th day of July, 19 98.

Ben Pat Adams

Gwendolyn Adams

8801

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

Ben Pat Adams _____

the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 24th day of July, 19 98.

My commission expires: _____

Notary Public

EVELYN D. WRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 23, 2000

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

I, the undersigned Notary Public, do hereby certify that BEN PAT ADAMS, Attorney In Fact for GWENDOLYN ADAMS, personally appeared before me this date, and being duly sworn, says that he executed the foregoing instrument for and on behalf of GWENDOLYN ADAMS and that his authority to execute and acknowledge is contained in a Power of Attorney, recorded simultaneously herewith, and that this instrument was executed under and by virtue of authority duly given by said instrument and for the purposes expressed therein.

Witness my hand and notarial seal this 24th day of July, 1998.

Notary Public

EVELYN D. WRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 23, 2000

8934 07/28 0101 03CHECK 243.73

0467463
IDENTIF. & REFERENCE
98 JUL 28 AM 9:31
KELLY J. THOMAS, JR. REGISTER
DAVIDSON COUNTY, TN.

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	62900.00
CON TX	232.73
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	243.73
CHECK	243.73

07/28/98 01 09:32 0001 893

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0467463
IDENTIF. & REFERENCE

98 JUL 28 AM 9:31
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1324563