BOX

WARRANTY DEED

BOOK 11038 PAGE 404

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

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$67,500.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24TH DAY OF JULY, 1998.

Notary Public

MY COMMISSION EXPIRES: February 19, 2002.
(AFFIX SEAL)

ANGELA M. LAKE NOTARY PUBLIC AT LARGE RUTHERFORD CO. TENN.
My Commission Expires 2-19-2002

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph R. King	**Sunshine Mortgage Corporation**	**108-12-92**
(NAME)	(NAME)	
3245 Lakeford Drive	**750 Old Hickory Blvd. #220**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	**Brentwood, TN 37027**	
(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, **Kathy A. Lamb, unmarried**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Joseph R. King and Tanya R. Lockhart as joint tenants with the right of survivorship**, 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:

Being Lot No. 57-B on the Plan of Zone Lot Division, Lot 37, 57, East Lake Subdivision, Section IV, of record in Plat Book 5800, Page 245, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Kathy A. Lamb, unmarried by deed of record in Book 10106, Page 900, Register's Office for Davidson County, Tennessee.

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

~~Chase Manhattan Mortgage Corporation $57,158.61~~

unimproved ☐
This is improved ☒ property, known as **3245 Lakeford Drive, Nashville, TN 37214**
(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.

98 JUL 28 PM 2:26
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
04677 11

92189 07/28 0101 03CHECK 260-7

Witness **my/our hand(s)** this **24th day of July, 1998**.

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Kathy A. Lamb

Kathy A. Lamb

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named Kathy A. Lamb the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

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

Angela M. Lake
Notary Public

Commission expires:

ANGELA M. LAKE
NOTARY PUBLIC AT LARGE
RUTHERFORD CO. TENN.

My Commission Expires 2-19-2002

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11038 PAGE 406

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 67500.00
CON TX 249.75
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 260.75
CHECK 260.75
07/28/98 01 14:28 0001 9188

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04677111
IDENTIF. & REFERENCE

98 JUL 28 PM 2:26

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1324817