BOOK 11061 PAGE 735

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$98,500.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7/31/98

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, PC, 1281-G North Mt. Juliet Road, Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard A. Nelson	Richard A. Nelson	Map 97-8A, Parcel 41
138 Lake Chateau Drive	6524 Holt Road	
Hermitage, Tennessee 37076	Nashville, TN 37211	
(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, **EDNA M. PERKINS, AN UNMARRIED PERSON**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **RICHARD A. NELSON, MARRIED**, 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 Unit Number G-5, on the Plan of Lake Chateau Condominiums, of record in Book 6250, Pages 607-610, as corrected and amended in Book 7025, Page 380 and Book 7367, Page 272 in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Edna M. Perkins by deed from NPH Builders, a Tennessee Partnership composed of Richard A. Nelson, Richard J. Puncochar and Esmond H. Harding dated March 5, 1997 of record in Book 10373, Page 643 in the Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

Edna M. Perkins and Edna Mae Perkins are one and the same person.

THIS conveyance is made subject to easements, restrictions, , encumbrances and ordinances as they affect the premises.

unimproved ☐

This is improved ☒ property, known as 138 Lake Chateau Drive, Hermitage, TN 37076

(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 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 31st day of July, 1998

Edna M. Perkins

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, , a Notary Public in and for said County and State, the within named Edna M. Perkins, an unmarried person, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this 31st day of July, 1998

Commission expires: 4/1/2000

Notary Public

0473772

98 AUG 11 PM 2:28

377 08/11 0101 03CHECK 375.00

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	9850.00
CON TX	36.45
PRFEE	1.00
WDEED	8.25
CFEE	2.00
TOTAL	379.45
CHECK	379.45

08/11/98 01 14:29 0001 Batch

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0473772

RECEIVED FOR REFERENCE

98 AUG 11 PM 2:28

REGISTER

DAVIDSON COUNTY, TN.

No.