Box 43

WARRANTY DEED

SHELLY A. GARDNER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 26, 2002

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 11066 PAGE 940

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $85,000.00

Diane S Delatour
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF AUGUST, 1998.

Shelly A Gardner
Notary Public

MY COMMISSION EXPIRES: May 26, 2002.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TAYLOR, PHILBIN, PIGUE, MARCHETTI & BENNETT, PLLC., 2908 Poston Avenue, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Diane S. Delatour	FT Mortgage Companies d/b/a First Tennessee Mortgage Company, Inc.	91-5-266
(NAME)	(NAME)	
817 Nashua Court	P O Box 146	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Memphis, TN 38101	
(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, The Marchetti Company, a Tennessee Corporation, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Diane S. Delatour, a single woman and Maxine M. Duffey, a single woman, 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 Lot No. 6 on the Plan of Brookewood, Phase Two, of record in Book 8250, Page 877, Register's Office for said County, reference to which is hereby made for a more complete and accurate description.

BEING the same property conveyed to The Marchetti Company by Quitclaim Deed from Kevin McGinn and wife, Cynthia McGinn of record in Book 10869, Page 651 Register's Office for Davidson County, Tennessee.

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

unimproved ☐
This is improved ☒ property, known as 817 Nashua Court, Nashville, TN 37209
(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 our hands this 12th day of August, 1998.

The Marchetti Company

By: _____
Michael V. Marchetti, President

98 AUG 14 PM 3:28

04 75255

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BOOK 11066 PAGE 941

Personally appeared before me, Shelly A. Gardner, a Notary Public in and for said County and State, personally appeared Michael V. Marchetti with whom I am personally acquainted and who upon his oath acknowledged himself to be President of The Marchetti Company, the within named bargainor and corporation, and that he as such President being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the Corporation, by the said Michael V. Marchetti as such President.

Witness my hand and official seal at Nashville, Tennessee this 12th day of August, 1998.

Commission expires: May 26, 2002

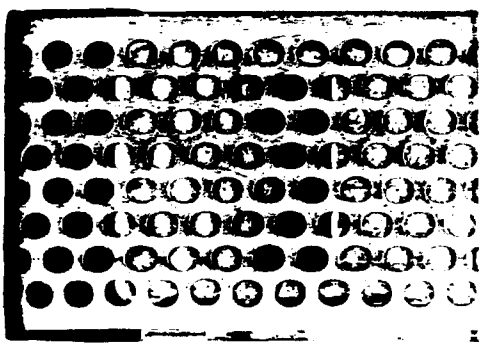
Shelly A. Gardner

Shelly A. Gardner Notary Public

SHELLY A. GARDNER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 26, 2002

TIS 08/17 0101 03CHECK 325.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11066 PAGE 942

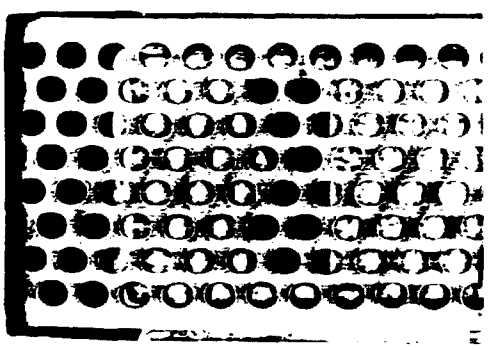
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CHRT	65000.00
CON TX	314.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	325.50
CHECK	325.50

08/14/98 01 15:28 0001 7316

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0475255

98 AUG 14 PM 3:28

No. 1[illegible]