	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$130,899.17.** Evander M. Patterson, III *Affiant* SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8/14/98. NOTARY PUBLIC *Notary Public* LARGE DAV. CO. TE MY COMMISSION EXPIRES: 4/11/2001 (AFFIX SEAL)

MAJ **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
Evander M. Patterson III	First Union Mortgage Corporation	97-8A /118
296 Lake Chateau Drive	1100 Corporate Center Drive	
Hermitage, Tennessee 37076 (CITY) (STATE) (ZIP)	Raleigh, North Carolina 27606-5066 (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, **NP BUILDERS, A TENNESSEE PARTNERSHIP BY RICHARD J. PUNCOCHAR, GENERAL PARTNER**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **EVANDER M. PATTERSON III, AN UNMARRIED PERSON** , 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 No. V-4 on the Plan of Lake Chateau Condominiums, of record in Plat Book 6250, Pages 607-610, as corrected and amended in Book 7025, Page 380, Book 7367, Page 272, and Book 10753, Page 275, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete legal description.

Being part of the same property conveyed to NP Builders, a Tennessee Partnership composed of Richard A. Nelson and Richard J. Puncochar, their successors and assigns, by deed from Theodore H. Pailet, Trustee of record in Book 10630, Page 823 Register's Office for Davidson County, Tennessee.

Being part of the same description as in previous deed of record.

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

unimproved ☐

08/19 0101 03CHECK 495.33

This is improved ☒ property, known as 296 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 our hands this 14th day of August, 1998.

NP Builders, a Tennessee Partnership by Richard J. Puncochar, General Partner
By: Richard J. Puncochar

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, personally appeared Richard J. Puncochar with whom I am personally acquainted and who upon his oath acknowledged himself to be the General Partner of NP Builders, a Tennessee Partnership, the within-named bargainor and corporation, and that he as such General Partner being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Richard J. Puncochar as such General Partner.

WITNESS my hand and official seal at office, this 14th day of August, 1998

LOUISE N. TYNES NOTARY PUBLIC AT LARGE WILSON CO. TN

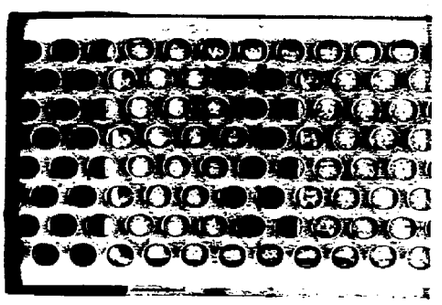
Commission expires: 9/1/2002

Louise N. Tynes Notary Public

98 AUG 19 AM 9:19
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE

047737



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

RECEIVED OF _____

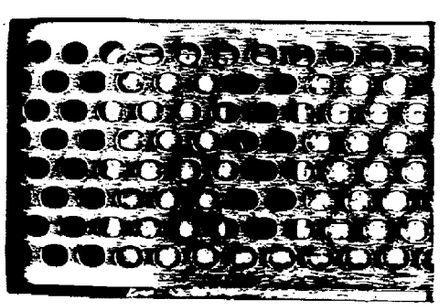
FOR _____

BOOK 11071 PAGE 863

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 130899.17	
			CON TX	484.33
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	495.33
			CHECK	495.33
08/19/98	01		09:23 0001	8895

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0476737
IDENTIF. ↑ REFERENCE

98 AUG 19 AM 9:19
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1334402