22

# WARRANTY DEED

BOOK 11114 PAGE 828

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 224,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF September, 1998.

I. DYKE TATUM

Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| JIM C. CRAIG (NAME) | CHEATHAM STATE BANK (NAME) | 115-15-26 |
| 6458 CURRYWOOD DRIVE (ADDRESS) | 104 W. KINGSTON SPRINGS ROAD (ADDRESS) | 08DZ-67115 |
| NASHVILLE, TN 37205 (CITY) (STATE) (ZIP) | KINGSTON SPRINGS, TN 37082 (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, HOBART L. FRANKS AND WIFE, MILDRED L. FRANKS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JIM C. CRAIG AND WIFE, JONI WEST CRAIG

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. 276, on the Plan of WEST MEADE FARMS, INC., SECTION "P", of record in Book 2133, page 22, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to HOBART L. FRANKS AND WIFE, MILDRED L. FRANKS, by deed from J. N. Franks, Jr. and wife, Elizabeth Jane Franks, of record in Book 2444, page 153, Register's Office for DAVIDSON County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

SOURCE OF DESCRIPTION: Survey dated September 03, 1998, made by:
LESLIE FLOWERS, License No. 1659
JOHN KOHL & COMPANY, P.C.
400 Seventh Avenue South
Nashville, TN 37203

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.
98 SEP 16 PM 12:16

RECEIVED FOR REFERENCE

04888487

unimproved ( )
This is improved ( X ) property, known as 6458 CURRYWOOD DRIVE, NASHVILLE, TN 37205
(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 hand S this 11th day of September, 19 98

Hobart L. Franks
HOBART L. FRANKS

Mildred L. Franks
MILDRED L. FRANKS

1468 09/16 0101 03CHECK 843.13

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named HOBART L. FRANKS AND WIFE, MILDRED L. FRANKS

the bargainor S with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at NASHVILLE, Tennessee, this 11th day of September, 19 98

Commission expires May 27, 2001

I. DYKE TATUM
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

**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 | 224900.00 |
| CON TX | 832.13 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 843.13 |
| CHECK | 843.13 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 1468

0488487
RECEIVED FOR REFERENCE

98 SEP 16 PM 12:16
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1346848