BOOK 11127 PAGE 349

WARRANTY DEED

TCB-ETCC-98-2630

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 17,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 18th DAY OF September, 19 98

NOTARY PUBLIC AT LARGE

Notary Public

MY COMMISSION EXPIRES: My Commission Expires MAR 25, 200
(AFFIX SEAL)

1310 Memorial Blvd., Springfield, TN 37172
111 W. College Street, Murfreesboro, TN 37130
100 Hazel Path, Suite A, Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076
1187 Vultee Boulevard, Nashville, TN 37217

551 Sam Ridley Pkwy. W. Suite A, Smyrna, TN 37167
155 Franklin Rd., Suite 150, Brentwood, TN 37027
1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael A. Poth	Churchill Mortgage Corporation	MAP 132-11
(NAME)	(NAME)	
766 Elysian Fields Road	761 Old Hickory Boulevard # 301	PARCEL 69
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37204	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, The Estate of Roxey R. Whitus

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael A. Poth and Gwen M. Robison, both unmarried

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. 51 on the Plan of Elysian Fields, Section I, as of record in Plat Book 1424, Page 81, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Said Lot No. 51 fronts 120 feet on the easterly side of Elysian Fields Road and runs back between lines 335 feet to a dead line, measuring 160.4 feet thereon.

Being the same property conveyed to J. Millard Whitus and wife, Roxey R. Whitus, by deed from Fannabel S. Friedman, widow, of record in Deed Book 2797, Page 295, Register's Office for said County.

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

0492187

IDENTIF. & REFERENCE

98 SEP 25 PM 2:13

BILL GARNER, JR. REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 766 Elysian Fields Road, Nashville, Tennessee 37204
(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 my hand this 18th day of September, 19 98

The Estate of Roxey R. Whitus
By: James M. Whitus, Executor
James M. Whitus, Jr., Executor

STATE OF TENNESSEE
COUNTY OF

BOOK 11127 PAGE 350

,Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____day of _____19_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared James M. Whitus, Jr. and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Executor and _____ respectively of the The Estate of Roxey R. Whitus the within named bargainor, and corporation, and that he as such Executor 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 James M. Whitus, Jr. as such Executor, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Brentwood, TN on this the 18th day of September 19 98 .

My commission expires 3/25/01

Melissa D. Rogers
Notary Public

MELISSA D. ROGERS
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENN.

My Commission Expires MAR. 25, 2001

MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
TITLE CONNECTION, INC.

- ☐ 100 Hazel Path, Suite A, Hendersonville, Tennessee 37075
- ☐ 1187 Vultee Boulevard, Nashville, Tennessee 37217
- ☐ 1310 Memorial Boulevard, Springfield, Tennessee 37172
- ☐ 1885-C Ft. Campbell Boulevard, Clarksville, Tennessee 37042
- ☐ 111 W. College Street, Murfreesboro, Tennessee 37130
- ☐ 4733 Andrew Jackson Pkwy. #1-C, Hermitage, Tennessee 37076
- ☐ 557 Sam Ridley Pkwy W., Suite A, Smyrna, Tennessee 37167
- ☒ 155 Franklin Road, Suite 150, Brentwood, Tennessee 37027

5406 09/25/98 03:04PM CHECK

665-90

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11127 PAGE 351

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 177000.00
				CON TX 654.90
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 665.90
				CHECK 665.90
			09/25/98	01 14:15 0001 5406

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0492187
IDENTIF. & REFERENCE

98 SEP 25 PM 2:

BILL GARNER, REGISTER
DAVIDSON COUNTY, TN

No. 1350736