BOOK 11147 PAGE 686

WARRANTY DEED

TCB-ETCC-98-2870

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 160,300.00

Dorothy C. Fleming
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF September 19 98

VALERIE D. WRIGHT NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

Valerie D. Wright
Notary Public

MY COMMISSION EXPIRES: 3-3-99
(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

557 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
Dorothy A. Fleming (NAME)	Churchill Mortgage Corporation (NAME)	MAP 118-5
923 Kirkwood Avenue (ADDRESS)	761 Old Hickory Boulevard # 301 (ADDRESS)	PARCEL 122
Nashville, Tennessee 37204 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (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, Josephine S. Daniels, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dorothy A. Fleming and Kenneth Yansick, 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 a part of the Old Joseph Vaulx Farm, in the 7th, formerly the 10th Civil District of Davidson County, Tennessee, being the East part of the North One-Half of Lot No. 27 on the Subdivision of the said Joseph Vaulx Farm and described accoriding to a survey Engineer, on April 30, 1958, as follows:

Beginning at a point in the south margin of Kirkwood Avenue, formerly Valulx Lane 180 feet west of Craig Avenue; thence south 242 feet to an iron pin; thence west along the fence, 95 feet to an iron pin; thence north 242 feet to the south margin of Kirkwood Avenue; thence with the margin of same, east 95 feet to the point of beginning.

Being the same property conveyed to Josephine S. Daniels, an unmarried person by Deed from Kenneth B. Anderson and wife, Mary M. Anderson, of record in Deed Book 3648, Page 169, Register's Office for Davidson County, Tennessee.

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

98 OCT -7 PM 1:22
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV!

0945 10/07 0101 03CHECK 604.11

IDENTIF. ↑ REFERENCE 0497441

unimproved ( )
This is improved (X) property, known as 923 Kirkwood Avenue, 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 23rd day of September 19 98

Josephine S. Daniels
Josephine S. Daniels

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 11147 PAGE 687

,Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Josephine S. Daniels, an unmarried person

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 16th day of September, 19 98.

Commission expires 3-3-99

Valerie D Wright
Notary Public

VALERIE D WRIGHT NOTARY PUBLIC AT LARGE KNOX COUNTY, TENN.

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

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

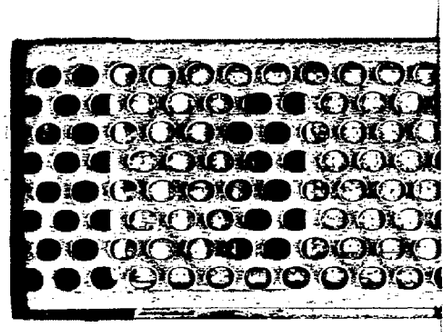
☐ 1885-C Ft. Campbell Boulevard
Clarksville, Tennessee 37042

☐ 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



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

RECEIVED OF _____

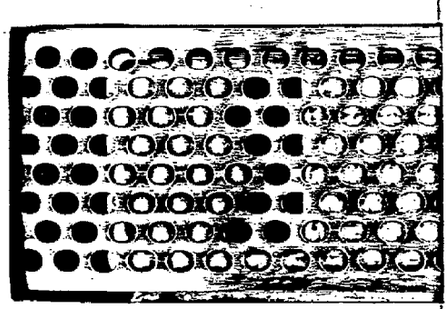
FOR _____

BOOK 11147 PAGE 688

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	
				160300.00
			CON TX	593.11
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	604.11
			CHECK	604.11
		10/07/98	01	13:24 0001 0945

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0497441
IDENTIF. ↑ REFERENCE

98 OCT -7 PM 1:22

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1356199