# WARRANTY DEED

BOOK 11148 PAGE 208

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 87,000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF September 19 98
Notary Public
MY COMMISSION EXPIRES: My Commission Expires March 24, 2001
(AFFIX SEAL)

Mail

**THIS INSTRUMENT WAS PREPARED BY**
SETCO, 5120 Virginia Way, Suite C22, Brentwood, TN 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Sandra L. Bennett (NAME) | Chase Manhattan Mortgage (NAME) | MAP 162-5 |
| 5206 Byrne Drive (ADDRESS) | 155 Franklin Rd., Suite 350 (ADDRESS) | PARCEL 31 |
| Nashville, TN 37211 (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, Neal H.Gibson, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sandra L. Bennett, unmarried and Viginia Pardue, 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:

Land in Davidson County, Tennessee, being Lot No. 75, on the Plan of Southwood Subdivision, of record in Book 2663, page 125, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Said Lot No. 75 fronts 100 feet on the easterly side of Byrne Drive and runs back 229.42 feet on the northerly line and 262.95 feet on the southerly line, which is a broken line, to a dead line, measuring 37.34 feet thereon.

Being the same property conveyed to Neal H. Gibson, by deed from Donna Elizabeth Perry and husband, Craig Vaughn, of record in Book 9437, page 899, Register's Office for Davidson County, Tennessee.

This conveyance is subject to 1998 Davidson County taxes and any subsequent years; Restrictive Covenants in Book 2904, page 51, amended in Book 9794, page 578, 580, 582, 607, 612, and 617; and subject to all matters shown on the Plan of record in Book 2663, pages 125 and 126, all in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved ( X ) property, known as 5206 Byrne Drive, Nashville, TN 37211
(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 30th day of September, 19 98

Neal H Gibson

Neal H.Gibson

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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Neal H.Gibson, unmarried

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 30th day of September, 19 98.

Commission expires

MARY B. SIMMONS NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

Notary Public

My Commission Expires March 24, 2001

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



0497555
IDENTIF. # REFERENCE

98 OCT -7 PM 2:52
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

1065 10/07 0101 03CHECK 366.20

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

RECEIVED OF _____

FOR _____

BOOK 11148 PAGE 210

| | | |
|---|---|---|
| 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 96000.00
CON TX 355.20
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 366.20
CHECK 366.20

10/07/98 01 14:53 0001 1065

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

0497555
IDENTIF. & REFERENCE

98 OCT -7 PM 2:52

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

**No.** 1356319