0499909 27A

IDENTIF. & REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
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98 OCT 15 AM 8:28

REGISTER
DAVIDSON COUNTY, TN.

W & I Ref: (gj) Title No: 40352
Dav. Co. File: Box 8

BOOK 11156 PAGE 401

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
A. Edine Frohman 212 Herbert Court Brentwood, Tennessee 37	Standard Federal Bank 2600 West Big Beaver Road Troy, Michigan 48007

TAX MAP-PARCEL NUMBERS: 171-8-A-6

WARRANTY DEED

3572 10/15 0101 03CHECK 913.43

FOR AND IN CONSIDERATION of the sum of **$ 243900.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Roy Suhadolnik and spouse, Barbara Suhadolnik,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **A. Edine Frohman, unmarried,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 6 on the Plan of Cottonport Plantation Phase I of record in Book 6900, page 529, Register's Office for said County.

SAID Lot No. 6 fronts 37.23 feet on the westerly margin of Herbert Court and extends back 148.36 feet on the northeasterly line and 136.49 feet on the southeasterly line to a broken line in the rear, measuring 147.78 feet thereon.

BEING the same property conveyed to Roy Suhadolnik and wife, Barbara Suhadolnik by deed from Radnor Homes, Inc., of record in Book 7975, page 572, said Register's Office.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 1999, and subsequent years; The Plan, with Owner's Certificate, of record in Book 6900, Page 529, said Register's Office, which Plan shows a 30 foot minimum building setback line from Herbert Court, together with additional setback designations and 10 foot easement for landscape purposes along the broken rear line(s) of said lot; The Declaration of Covenants, Conditions and Restrictions of record in Book 7430, page 784, Book 7565, page 57 and Book 7824, page 254, Book 8313, page 932 and Book 7637, page 925, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 212 Herbert Court, Brentwood, Tennessee 37027

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and

possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 8th day of October, 1998.

Roy Suhadolnik — **Roy Suhadolnik**

Barbara Suhadolnik — **Barbara Suhadolnik**

State of Tennessee
County of Davidson

On this 8th day of October, 1998, before me the undersigned authority, personally appeared **Roy Suhadolnik** and **Barbara Suhadolnik**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____ Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 243900.00

Affiant

Sworn and subscribed before me on the 8th day of October, 1998.

Notary Public

My Commission Expires: 5-28-00

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

RECEIVED OF _____

FOR _____

BOOK 11156 PAGE 403

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 243900.00
CON TX 902.43
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 913.43
CHECK 913.43

10/15/98 01 08:30 0001 3572

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0499909
IDENTIFICATION REFERENCE

98 OCT 15 AM 8:28

BILL [illegible] REGISTER
DAVIDSON COUNTY, TN.

No. 1358803