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STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $89,006.44

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of October, 1998.

Notary Public

MY COMMISSION EXPIRES:
My Commission Expires NOV. 25, 2000

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Lehman Land Title, Inc., 4733 Andrew Jackson Parkway, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
J & N, Inc.	Star Bank Mortgage	75-12-A-23
(NAME) 712 Rebel Road	(NAME) 4801 Frederica Street	
(ADDRESS) Old Hickory, TN 37138	(ADDRESS) Owensboro, KY 42304-0005	
(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, **JENNIFER KAY (SANDLIN) GENTRY, AN UNMARRIED PERSON AND DONALD W. SANDLIN AND WIFE, BRENDA G. SANDLIN**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **J & N, INC.** , 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. 23 on the Plan of Revised Cedar Creek, Phase One, of record in Plat Book 6900, Page 848, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to John V. Gentry and wife, Jennifer Kay Gentry and Donald W. Sandlin and wife, Brenda G. Sandlin by deed from Larry Powell and wife, Carol Powell of record in Book 7967, page 563, Register's Office of Davidson County, and being further conveyed to Jennifer Kay (Sandlin) Gentry by quitclaim deed from John Vincent Gentry, of record in Book 9760, Page 572, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This conveyance is further subject to a lien of a deed of trust of record in Book 7967, Page 566, Register's Office for Davidson County, Tennessee, in the original sum of $75,358.00, which the Grantee (s) hereby assume and agree to pay by accepting delivery hereof. The Grantor (s) hereby transfer to the Grantee (s) all right, title and interest in and to that certain escrow account held on deposit by Star Bank Mortgage for the benefit of the aforedescribed deed of trust of record.

unimproved ☐

This is improved ☒ property, known as 209 Scotts Creek Trail, Hermitage, TN 37076

(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 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/our hand(s) this 15th day of October, 1998.

Brenda G. Sandlin

Jennifer Kay Gentry

Donald W. Sandlin

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 Jennifer Kay (Sandlin) Gentry and Donald W. Sandlin and wife, Brenda G. Sandlin, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hermitage, Tennessee this 15th day of October, 1998

Commission expires:

Notary Public

DANA SUMMARELL
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 25, 2000

0501873

IDENTIF. & REFERENCE

98 OCT 20 PM 2:28

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

5653 10/20 0101 03CHECK 340-32

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 89006.44
CON TX 329.32
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 340.32
CHECK 340.32

10/20/98 01 14:31 0001 5653

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0501873
IDENTIF. # REFERENCE

98 OCT 20 PM 2:28

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1361112