Realty 48-A

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 167,713.00

Walter E. Bowden
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF October 19 98

Notary Public

MY COMMISSION EXPIRES: May 16, 1999
(AFFIX SEAL)

TERESA L. BEARD NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN. My Commission Expires: 5-16-99

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THIS INSTRUMENT WAS PREPARED BY

Lassiter, Tidwell and Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Walter E. Bowden	Lovell & Malone, Inc.	147-10-0 011.00
(NAME)	(NAME)	
4903 Darlington Court	2209 Crestmoor Road, Ste 330	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Nashville, TN 37215	
(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, Ted Dansby, Jr. and wife, Virginia S. Dansby

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Walter E. Bowden and wife, Kathyleen P. Bowden

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, TN, being Lot No. 168 on the Plan of Caldwell Country Estates, Section II, of record in Plat Book 2663, Page 128, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Ted Dansby, Jr. and wife, Virginia S. Dansby by deed from Donald B. Williams and wife, Jan Williams of record in Book 8156, Page 247, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 2907, Page 93 and Book 2921, Page 87 and easement in Book 6209, Page 413, and all matters shown on the Plan of Record.

0502133
IDENTIF. ↑ REFERENCE

98 OCT 21 AM 10:33
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 4903 Darlington Court, 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 our hand s this 15th day of October 19 98

Ted Dansby, Jr.

Virginia S. Dansby by Ted Dansby
Virginia S. Dansby

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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 Ted Dansby, Jr. and wife, Virginia S. Dansby

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 15th day of October, 19 98.

Commission expires May 16, 1999

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.
My Commission Expires: 5-16-99

Notary Public

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

STATE OF TENNESSEE,
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for County and State, the within named Ted Dansby, Jr., with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purpose therein contained, and who further acknowledged that he is the attorney in fact for Virginia S. Dansby and that he is authorized by her to execute this instrument on her behalf.

Witness my hand and official seal at Brentwood, TN, this 15th day of October, 1998.

My Commission Expires: 05/16/99

TERESA L. BEARD NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.
My Commission Expires: 5-16-99

Teresa L. Beard,
Notary Public

5949 10/21 0101 03CHECK 631.54

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

RECEIVED OF 5950 10/21 0101 03CHECK 300.00

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	167713.00
			CON TX	320.54
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	~~331.54~~
			CHECK	331.54
		10/21/98	01	10:36 0001 5949

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0502133
IDENTIF. ↑ REFERENCE

98 OCT 21 AM 10:33
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN

VOID
CON TX 320.54-
CON TX 620.54
TOTAL ~~300.00~~
CHECK 300.00
10/21/98 01 10:36 0001 5950

TOTAL $631.54

No. 1360953