# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF SUMNER
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,000.00

Teresa C. Asberry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF October 19 98

Angela R. Bucklew
Notary Public

MY COMMISSION EXPIRES: 6/9/2002
(AFFIX SEAL)

ANGELA R. BUCKLEW NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

**THIS INSTRUMENT WAS PREPARED BY**
Title Escrow-Robertson County, 2784-A Highway 31W, White House, Tennessee 37188

mail

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Teresa C. Asberry (NAME) | The Farmers Bank (NAME) | My Commission Expires JUNE 09 2002 |
| 1413 Apache Lane (ADDRESS) | P.O. Box 657 (ADDRESS) | GROUP 9 |
| Madison, TN 37115 (CITY) (STATE) (ZIP) | White House, Tennessee 37188 (CITY) (STATE) (ZIP) | PARCEL 67 |

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, Stephen W. Batey and wife, Shonna M. Batey

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Teresa C. Asberry, 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 Lot No. 64-A, on the Plan of Zone Lot Division, Lots 63 & 64, Phase II, Kimbolton, of record in Plat Book 6900, Page 934, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Subject to Declaration of Covenants, Conditions, and Restrictions of record in Book 7464, Page 969 and in Book 7470, Page 126 all made applicable in Book 7799, Page 50, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Stephen W. Batey and Shonna M. Phillips, Both Unmarried by deed from Michael W. Whitehurst and wife Susan Whitehurst of record in Book 9823, Page 94, Register's Office, Davidson County, Tennessee.

Shonna M. Phillips and Shonna M. Batey is one in the same person.

This is the same description as in previous deed of record.

This conveyance is subject to utility & drainage easments, of record in Plat Book 6900, Page 934, said Register's Office.

unimproved ( )
This is improved ( X ) property, known as 1413 Apache Lane, Madison, TN 37115
(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 30th day of October 19 98

Stephen W. Batey

Stephen W. Batey

Shonna M. Batey

Shonna M. Batey

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stephen W. Batey and wife, Shonna M. Batey

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at White House, Tennessee, this 30th day of October 19 98.

Commission expires 6/9/2002

Angela R. Burkeen
Notary Public

ANGELA R. BURKEEN NOTARY PUBLIC AT LARGE SUMNER 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

My Commission Expires June 09, 2002

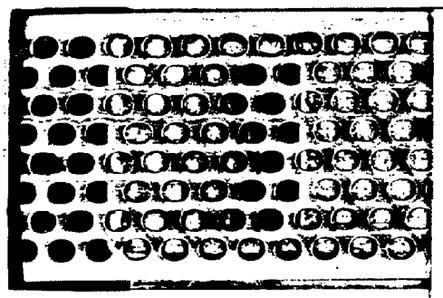


0506326
IDENTIF. ➔ REFERENCE

98 NOV -2 AM 9:13

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

0390 11/02 0101 03CHECK 307.00



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

RECEIVED OF _____

FOR _____

BOOK 11179 PAGE 922

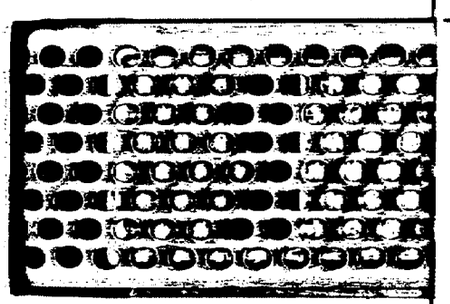
| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | | |

| | |
|---|---|
| CAMT | 80000.00 |
| CON TX | 296.00 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 307.00 |
| CHECK | 307.00 |

11/02/98 01 09:13 0001 0390

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



0506326
IDENTIF. ↑ REFERENCE

98 NOV -2 AM 9:13

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

**No.** 1365547