[redacted]

WARRANTY DEED

BOOK 11195 PAGE 306

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $74,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10/30/98.

Notary Public

MY COMMISSION EXPIRES: 6-4-200

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

mas

THIS INSTRUMENT WAS PREPARED BY
Henry R. Allison, III, 116 Wilson Pike, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nicholas D. Hare	Sunbelt National Mortgage Corporation	86-11-B-21
(NAME) 425 Raintree Place	(NAME) 10741 King William	
(ADDRESS) Nashville, TN 37076	(ADDRESS) Dallas, TX 75220	
(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,

Tracie G. Powers, a single woman

,HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Nicholas D. Hare , a single man

,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 Unit No. 7-1, Building No. 7, Raintree Village of Revised Phase 2 and 2A, Hermitage Woods Condominium Apartments, a horizontal property regime established by a Master Deed of record in Book 4763, page 160, as amended in Book 4980, page 378, Book 5165, page 781, Book 5172, page 77, on the plan of record in Plat Book 4960, page 62-64, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Tracie G. Powers by Deed of Correction from Ronald Paul Patterson, Executor for the Estate of Mildred Niswender Patterson, being filed simultaneously herewith in Book 11195 page 304, Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 425 Raintree Place, 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 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.

0509961
IDENTIF. & REFERENCE

98 NOV -9 AM 8:51
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

[redacted] [redacted]

BOOK 11195 PAGE 307

Witness my/our hand(s) this 30th day of October, 1998.

Tracie G. Powers

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, a Notary Public in and for said County and State, personally appeared Tracie G. Powers, individual(s) who executed the foregoing instrument and acknowledged that the same is said individual(s) free and voluntary act and deed.

Witness my hand and official seal at Brentwood, Tennessee this 30th day of October, 1998.

Commission expires: 6-4-2002

Notary Public

JOSEPH GREGORY LARGE NOTARY PUBLIC STATE OF TENN.

4249 11/09 0101 03CHECK 286.6

[redacted]

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

RECEIVED OF _____

FOR _____

BOOK 11195 PAGE 308

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 74500.00
				CON TX 275.63
				ERR CO
				CON TX 275.63-
				CON TX 275.65
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 286.65
				CHECK 286.65

11/09/98 01 08:51 0001 4249

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0509961
IDENTIF. A REFERENCE

98 NOV -9 AM 8:51

BILL GARRETT REGISTER
DAVIDSON COUNTY TN.

No. 1369375