# WARRANTY DEED

BOOK 11201 PAGE 433

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 136,266.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF November 19 98

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

CAROL A. CHEEK NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires October 3, 2000

MAP

THIS INSTRUMENT WAS PREPARED BY:
SETCO, 5120 Virginia Way, Suite C22, Brentwood, Tennessee 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Robert Shemin (NAME) | Fifth Third Bank of Kentucky, (NAME) | MAP 71-15 |
| 1208 Stainback Avenue (ADDRESS) | P. O. Box 630952 (ADDRESS) | PARCEL 436 |
| Nashville, Tennessee 37207 (CITY) (STATE) (ZIP) | Cincinnati, Ohio 45263 (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, Roy Forkum , married

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

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, Tennessee, being the northerly 33 feet of Lot 107, and the southerly 17 feet of Lot 108, on the Plan of Sharpe & Horns 1st Addition to Northeast Nashville, of record in Book 57, page 152, Register's Office for Davidson County, Tennessee.

Said parts of Lots 107 and 108 front together 50 feet, more or less, on the westerly margin of Stainback Avenue and extend back between parallel lines 167.5 feet, more or less, to an alley.

Being the same property conveyed to Roy C. Forkum, by deed from Andrew M. Cuomo, Secretary of Housing and Urban Development, of Washington D.C., of record in Book 10487, page 993, Register's Office for Davidson County, Tennessee.

This conveyance is subject to: Davidson County property taxes for 1999; and subject to all matters on the plan of record in Book 57, page 152, Register's Office for Davidson County, Tennessee.

Deana Dee Forkum, wife of the within named Roy Forkum, joins in the execution of this instrument for the purpose of transferring all right, title and interest which she may have in said property by virtue of her marriage or otherwise.

This is improved ( ) unimproved ( X ) property, known as 1208 Stainback Avenue, Nashville, Tennessee 37207
(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 my hand this 3rd day of November, 19 98

Roy Forkum

Deana Dee Forkum

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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 Roy Forkum and Deana Dee Forkum

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 Brentwood

Witness this 3rd day of November 19 98.

Commission expires _____

Notary Public

CARL T. BATES NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN. My Commission Expires October 8, 2000

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



0571583
IDENTIF. ↑ REFERENCE
98 NOV 12 AM 8:57
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.
5981 11/12 0101 03CHECK 145.

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

RECEIVED OF _____

FOR _____

BOOK 11201 PAGE 435

| | | |
|---|---|---|
| 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 38266.00 |
| | | | | CON TX 134.18 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 8.00 |
| | | | | CFEE 2.00 |
| | | | | TOTAL 145.18 |
| | | | | CHECK 145.18 |
| | | | 11/12/98 01 | 08:56 0001 5981 |

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

05 / 1583
IDENTIF. # REFERENCE

98 NOV 12 AM 8:57
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1371091