WARRANTY DEED

BOOK 11213 PAGE 504

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$96,550.00**

Teresa A. Yokley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **18TH DAY OF NOVEMBER, 1998.**

Elizabeth E. Juglett
Notary Public

MY COMMISSION EXPIRES: May 28, 2002.
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON TENN.

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Calvin Yokley	**SunTrust Bank, Nashville, N.A.**	**52-8-A274**
(NAME)	(NAME)	
1013 Treasure Reef	**P.O. Box 305110**	
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	**Nashville, TN 37230-5110**	
(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, **Allen Earps Builders, LLC**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Calvin Yokley and wife, Teresa A. Yokley**, 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:

Davidson 56T
Land in County, Tennessee, being Lot No. 127 on the Plan of Heron Walk Section 4 Phase 2 of record in Plat Book 9700, Page 687, Register's Office for said County, to which reference is made for a more complete description.

Being part of the same property conveyed to Allen Earps Builders, LLc by deed of record in Book 11064, Page 713, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.
This instrument is executed on behalf of Allen Earps Builders, LLC by Ricky Earps as its Attorney-In-Fact pursuant to record Power of Attorney of recrod in Book 11144, Page 618, in the Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as **1013 Treasure Reef, 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.

9646 11/20 0101 03CHECK 368.24

98 NOV 20 AM 9:08
DAVIDSON COUNTY, TN.
REGISTER

IDENTIF. & REFERENCE

05150004

Witness our hands this 18th day of November, 1998.

Allen Earps Builders, LLC

By: Ricky Earps

, Attorney-In-Fact

Attest:

,

State of Tennessee
County of Davidson

On this 18th day of November, 1998 before me personally appeared Ricky Earps, the person who executed the foregoing instrument on behalf of Allen Earps Builders, LLC and acknowledged that he executed the same as the free act and deed of the said Allen Earps Builders, LLC, through Power of Attorney granted Ricky Earps by the said Allen Earps Builders, LLC.

Commission expires: 5/26/2002

Elizabeth E Tripp
Notary Public

ELIZABETH E. TRIPP NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

RECEIVED OF _____

FOR _____

BOOK 11213 PAGE 506

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 96550.00
CON TX 357.24
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 368.24
CHECK 368.24

11/20/98 01 09:09 0001 9646

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05150004
IDENTIF. ↑ REFERENCE

98 NOV 20 AM 9:08

BILL [illegible] REGISTER
DAVIDSON COUNTY, TN.

No. 1374703