Bk 22

WARRANTY DEED

BOOK 11216 PAGE 339

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 95,000.00*
M. K. Wilson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF November 19 98

J. PHILLIP JONES
Notary Public

MY COMMISSION EXPIRES: November 27, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MANUEL KENNETH WILSON	SAME	14-191
(NAME)	(NAME)	
3588 BINKLEY ROAD		
(ADDRESS)	(ADDRESS)	
JOELTON, TN 37080		
(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, JOE N. SMITH AND WIFE, ELIZABETH CHRISTINE SMITH

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MANUEL KENNETH WILSON AND WIFE, MAMIE C. WILSON

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 Lot No. 3, on the Plan of CARLOS FORD SUBDIVISION, of record in Book 6050, page 344, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to JOE N. SMITH, UNMARRIED, by deed from W. N. Smith and wife, Alma Smith, of record in Book 10783, page 778, Register's Office for DAVIDSON County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

ELIZABETH CHRISTINE SMITH, wife of JOE N. SMITH, joins in to convey any interest she may have by reason of her marital status in subject property.

This instrument is executed on behalf of ELIZABETH CHRISTINE SMITH, by JOE N. SMITH, as her Attorney-in-Fact, pursuant to a Power of Attorney of record in Book 11212, page 984, Register's Office for DAVIDSON County, Tennessee.

SOURCE OF DESCRIPTION: DESCRIPTION OF PREVIOUS DEED OF RECORD

unimproved ( )
This is improved (X) property, known as 3588 BINKLEY ROAD, JOELTON, TN 37080
(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 20th day of November 19 98

JOE N. SMITH

ELIZABETH CHRISTINE SMITH
By: Joe N. Smith ATTORNEY-IN-FACT
JOE N. SMITH, ATTORNEY-IN-FACT

BOOK 11216 PAGE 340

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOE N. SMITH

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at NASHVILLE, Tennessee, this 20th day of November 19 98.

Commission expires November 27, 1999

J. PHILLIP JONES Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOE N. SMITH, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument on behalf of ELIZABETH CHRISTINE SMITH, as her Attorney-in-Fact, as the free act and deed of the within named ELIZABETH CHRISTINE SMITH.

WITNESS my hand and official seal at Nashville, Tennessee, this 20TH day of NOVEMBER, 1998.

NOTARY PUBLIC J. PHILLIP JONES

MY COMMISSION EXPIRES: 05/27/2001

0515670
IDENTIF. ▲ REFERENCE

98 NOV 23 AM 11:07
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

0331 11/23 0101 03CHECK 362.5

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

RECEIVED OF _____

FOR _____

BOOK 11216 PAGE 341

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	95000.00
CON TX	351.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	362.50
CHECK	362.50

11/23/98 01 11:10 0001 0331

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0515670
IDENTIF. ↑ REFERENCE

98 NOV 23 AM 11:07

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1375381