

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $177,350.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF NOVEMBER, 1998.

Notary Public

MY COMMISSION EXPIRES: 4-24-2002

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Liberty Escrow, Inc., 3918 Dickerson Road, Suite 107, Nashville, TN 37207

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerome Franklin	Sunshine Mortgage Corporation	70-03-A
(NAME) 812 West Nocturne Drive	(NAME) P.O. Box 9274	01.700 CO
(ADDRESS) Nashville, TN 37027	(ADDRESS) Marietta, GA 30065	
(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,

CUMBERLAND BUILDERS, INC.,

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

JEROME FRANKLIN AND WIFE, ANNETTE FRANKLIN ,

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. 17 on the plan of Nocturne Forest, Phase I, of record in Book 7900, pages 20, 21 and 22, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same proeprty conveyed to the grantor herein by instrument of record in Book 11104 page 782 Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 812 West Nocturne Drive, Nashville, TN 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 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.

98 NOV 24 PM 1:35
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN

0516646
IDENTIF. ↑ REFERENCE

MAIL ENV.

Witness our hands this 9th day of November, 1998.

Cumberland Builders, Inc.
By:

Cathy L. Hardaway, Vice President

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared Cathy L. Hardaway with whom I am personally acquainted and who upon her oath acknowledged herself to be the Vice President, of Cumberland Builders, Inc., the within-named bargainor, and corporation, and that she as such Vice President being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Cathy L. Hardaway, as such Vice President.

Witness my hand and official seal at Nashville , Tennessee this 9th day of November, 1998

Commission expires:
4-24-02

WILLIAM B. GREGORY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

1372 11/24 0101 03CHECK 667.20

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

BOOK 11219 PAGE 671

RECEIVED OF _____

FOR _____

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 177350.00
				CON TX 656.20
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 667.20
				CHECK 667.20
11/24/98	01			13:35 0001 1372

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05166146
IDENTIF. # REFERENCE

98 NOV 24 PM 1:15

BILL GARRETT REGISTER
DAVIDSON COUNTY TN.

No. 1376417