Realty 401

WARRANTY DEED

BOOK 11224 PAGE 539

ELIZABETH J. SMITH NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN. My Commission Expires: 1-29-2000

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,700.00

K Katrina Wrinkle
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF November 19 98

Notary Public

MY COMMISSION EXPIRES: January 29, 2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Lassiter, Tidwell & Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Katrina Wrinkle (NAME)	Southeastern Mortgage of (NAME)	150-06-0 205.00
3006 Mossdale Court (ADDRESS)	115 - 29th Avenue South (ADDRESS)	
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37212 (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, H. Raymond Langlois, Jr. and wife, Carolyn S. Langlois

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

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, TN, being Lot No. 54-B on the Plan of Zone Lot Division of Lot 54, Section 11-A, Cherry Hills, of record in Plat Book 5200, Page 730, amended in Book 6250, Page 306, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to H. Raymond Langlois, Jr. and wife, Carolyn S. Langlois and Larry W. Powell and James A. Powell, as tenants in common by deed from Harold Reeves, Trustee of record in Book 6357, Page 762, Register's Office for Davidson County, TN. Being further conveyed to H. Raymond Langlois, Jr. and wife, Carolyn S. Langlois by quitclaim deed from Larry W. Powell and wife, Carol A. Powell and James A. Powell and wife, Sybil J. Powell of record in Book 6457, Page 237, said Register's Office.

Subject to Restrictive Covenants in Book 6436, page 644, Book 6250, page 306; and all matters shown on the plan of record.

unimproved ( )
This is improved (X) property, known as 3006 Mossdale Court, Antioch, TN 37013
(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 25th day of November, 19 98

† H. Raymond Langlois, Jr.
H. Raymond Langlois, Jr.

† Carolyn S. Langlois
Carolyn S. Langlois

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named H. Raymond Langlois, Jr. and wife, Carolyn S. Langlois

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, Tennessee, this 25th day of November, 19 98.

Commission expires January 29, 2000

Notary Public

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

05 17700

IDENTIF. ↑ REFERENCE

98 NOV 30 PM 1:56

[illegible] REGISTER
DAVIDSON COUNTY, TN.

2486 11/30 0101 03CHECK 254.09

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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	65700-00
CON TX	243-09
PRFEE	1-00
WDEED	8-00
CFEE	2-00
TOTAL	254-09
CHECK	254-09

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 2486

0517700
IDENTIF. ↑ REFERENCE

98 NOV 30 PM 1:56
JILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1377523