BOOK 11226 PAGE 435

WARRANTY DEED

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $49,375.43

Richard L Boyett
Affiant

SUBSCRIBED AND SWORN BEFORE ME, THIS THE 24th DAY OF November 1998.

RICHARD R. HEDGEPATH NOTARY PUBLIC AT NOT ALARGE TENNESSEE DAVIDSON COUNTY

MY COMMISSION EXPIRES

THIS INSTRUMENT PREPARED BY Richard Hedgepath, Jr., Attorney-at-Law, 4800 Charlotte Ave., Nashville, TN 37209.

My Commission Expires SEPT. 29, 2001

NEW OWNER(S)	SEND TAX BILLS TO:	MAP & PARCEL
Richard L. Boyett	Same	Map, 91-05-0-A
200 Errol Lane		Parcel, 001.00
Nashville, TN 37209		

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **HENRY W. KELTON AND WIFE, GLORIA R. KELTON**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **RICHARD L. BOYETT**, HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Sylvan Heights, Phase One, as of record in Book 6900, page 676, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Henry W. Kelton and Gloria R. Kelton by deed from the Secretary of Housing and Urban Development and recorded in Book 9492, page 434, Register's Office for Davidson County, Tennessee.

The above description is the same as in the previous deed of record.

This is improved property known as: **200 Errol Lane, Nashville, TN 37209**

This property is conveyed subject to the DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR SYLVAN HEIGHTS PHASES I AND II as of record in Book 7568, page 400, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever; and we do covenant with said GRANTEE 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 GRANTEE, his 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 hands this 24th day of November 1998.

Henry W. Kelton
Henry W. Kelton - Seller

Gloria R Kelton
Gloria R. Kelton - Seller

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 11226 PAGE 436

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Henry W. Kelton and wife, Gloria R. Kelton**, the bargainors, 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 Nashville, Tennessee, this 24th day of November 1998.

RICHARD R. HEDGEPETH
NOTARY PUBLIC
AT LARGE
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My commission expires: _____

My Commission Expires SEPT. 29, 2001

98 DEC -1 AM 11:03
REGISTER
DAVIDSON COUNTY, TN.

0518371
IDENTIFICATION REFERENCE

3236 12/01 0101 03CHECK 193.69

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

RECEIVED OF _____

FOR BOOK 11226 PAGE 437

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 ~~49375.43~~
				CON TX 182.69
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 193.69
				CHECK 193.69
			12/01/98 01	11:03 0001 3236

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0518371
IDENTIF. & REFERENCE

98 DEC -1 AM 11:03

JILL C[illegible] REGISTER
DAVIDSON COUNTY, TN

No. 1378269