Box 1

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $97,400.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30TH DAY OF NOVEMBER, 1998. Notary Public MY COMMISSION EXPIRES: May 26, 2001 (AFFIX SEAL)

BOOK 11230 PAGE 476

VICKI HAZELWOOD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jonathan Samuel Bowman	**CTX Mortgage Company**	**150-5-175**
(NAME)	(NAME)	
2813 Desplane Drive	**P.O. Box 19000**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	**Dallas, TX 75219-9000**	
(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, **Jeffrey Todd Dickerson and wife Teresa S. Dickerson**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jonathan Samuel Bowman and wife Cheri Lynne Bowman**, 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. 759 on the Plan of Edge O Lake Estates Section 17 of record in Plat Book 4460, Page 44, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Jeffrey T. Dickerson unmarried and, Teresa S. Gribble, unmarried by deed of record in Book 8985, Page 658, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐
This is improved ☒ property, known as **2813 Desplane Drive, Nashville, TN 37217**
(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.

0519409
IDENTIFICATION REFERENCE

98 DEC -2 AM 11:23
REGISTER
DAVIDSON COUNTY, TN.

Witness my/our hand(s) this 30th day of November, 1998.

Jeffrey Todd Dickerson

Teresa S. Dickerson

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 Jeffrey T. Dickerson and wife, Teresa S. ~~Dickerson~~ Dickerson 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 30th day of November, 1998.

Notary Public

Commission expires: 5/26/2002

VICTOR HAZELWOOD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

4299 12/02 0101 03CHECK 371.38

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 11230 PAGE 478

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 97400.00
				CON TX 360.38
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 371.38
				CHECK 371.38
			12/02/98 01	11:24 0001 4299

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0519409
IDENTIFICATION REFERENCE

98 DEC -2 AM 11:38
REGISTER
DAVIDSON COUNTY, TN.

No. 1379324