IDENTIF. ↑ REFERENCE
0521403

PREPARED BY (AND RETURN TO):

**WILKINS & IVEY**
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: wilkins.ivey@home.com

98 DEC -7 AM 11:10

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

W & I Ref: (sk) Title No: 40518
Dav. Co. File: Box 8

BOOK 11239 PAGE 408

| ADDRESS NEW OWNER: | RESPONSIBLE FOR TAX PAYMENT: |
|---|---|
| Robert V. Cheevers<br>519 Plantation Court, S-3<br>Nashville, TN 37221 | Homecomings Financial Network, Inc.<br>6525 Morrison Boulevard, Suite 102<br>Charlotte, NC 28211 |

**TAX MAP-PARCEL NUMBERS: 142-05-A-109**

# *WARRANTY DEED*

6406 12/07 0101 03CHECK 476.83

**FOR AND IN CONSIDERATION** of the sum of **$ 125,900.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Rose Marie Kuhlman, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Robert V. Cheevers,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson County, Tennessee, being Unit No. S-3, together with the carport designated as No. S-3-C of River Plantation, Section Two, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan to the Master Deed of record in Book 4460, Pages 136 and 137, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartments appurtenant undivided interest in the general and limited common elements of the Condominium.

BEING the same property conveyed to Rose Marie Kuhlman, unmarried by deed from Wanda Pfahl and Retha Clevenger of record in Book 9842, Page 558, Register's Office for said County.

**Description Reference:** Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 1999, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 4460, Pages 136 and 137, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 4661, Page 334, Book 4691, Page 906, Book 6354, Page 676, Book 6436, Page 389, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.

**This is improved property, known as:** 519 Plantation Court, S-3, Nashville, TN 37221

**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, Grantee's heirs or assigns, forever.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

**GRANTOR FURTHER COVENANTS** and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

**WITNESS THE EXECUTION HEREOF** this 4th day of December, 1998.

Rose Marie Kuhlman

**Rose Marie Kuhlman**

**State of Tennessee**
**County of Davidson**

On this 4th day of December, 1998, before me the undersigned authority, personally appeared **Rose Marie Kuhlman**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____ Notary Public

**State of Tennessee**
**County of Davidson**

## AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 125,900.00

Affiant

Sworn and subscribed before me on the 4th day of December, 1998.

Notary Public

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 11239 PAGE 410

| | | |
|---|---|---|
| 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 | |
| | | | | 125900.00 |
| | | | CON TX | 465.83 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | CFEE | 2.00 |
| | | | TOTAL | 476.83 |
| | | | CHECK | 476.83 |
| 12/07/98 | 01 | | | 11:11 0001 6406 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

0521403
IDENTIF. ◆ REFERENCE

98 DEC -7 AM 11:10

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

**No.** 1381408