File Box 9 B
First Title and Escrow Company, Inc.

Return to: WILSON & WEISS TITLE ASSOCIATES, LLC
7100 EXECUTIVE CENTER DR
SUITE 150
BRENTWOOD, TN 37027
B - 0411
#16056

WARRANTY DEED

THIS INSTRUMENT PREPARED BY
George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

BOOK 11241 PAGE 841

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
KEVIN E. GORDON	Guaranty Trust Co.	126-15-A
(NAME)	(NAME)	
7921 Boone Trace	640 Broadmor Blvd	58.00 CO
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37221	Murfreesboro, TN 37129	9D82200
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, ROY E. CLAVERIE, JR. AND WIFE, JULIE A. CLAVERIE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO KEVIN E. GORDON AND WIFE, LISA D. GORDON

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 270 on the Plan of Phase One Boone Trace at Biltmore, as of record in Plat Book 7900, page 667, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Roy E. Claverie, Jr. and wife, Julie A. Claverie by deed from Fox Ridge Homes, Inc. of record in Book 9838, page 144, said Register's Office.

This conveyance is made subject to: (1) Restrictions of record in Book 7265, page 657, Book 9342, page 312, re-recorded in Book 9735, page 931, amended in Book 10032, page 813 and in Book 10306, page 817; (2) Easements of record in Book 756, page 142, Book 9665, page 420 and Book 8992, page 62; (3) Charter of record in Book 9607, page 534; and (4) All matters appearing on the Plan of record in Plat Book 7900, page 667, said Register's Office.

98 DEC -8 AM 10:53
CECIL CRAWFORD REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
052169

unimproved ( )
This is improved (XX) property, known as 7921 Boone Trace, Nashville, Tennessee 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 18th day of November, 1998

ROY E. CLAVERIE, JR.

Julie A. Claverie by R. E. Claverie attorney-in-fact
JULIE A. CLAVERIE
BY: ROY E. CLAVERIE, JR., ATTORNEY-IN-FACT
BY POWER OF ATTORNEY RECORDED SIMULTANEOUSLY HEREWITH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 11241 PAGE 842

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ROY E. CLAVERIE, JR.

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office, this 18th day of November, 19 98.

My commission expires 9/18/99 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public 7197 12/08 0101 03CHECK 616.88

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ROY E. CLAVERIE, JR., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-In-Fact for the said JULIE A. CLAVERIE and is authorized by the said JULIE A. CLAVERIE to execute this instrument on her behalf.

Witness my hand, at Office, this 18th day of November, 1998.

NOTARY PUBLIC

My Commission Expires: 9/18/99

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $163,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF November, 1998.

MY COMMISSION EXPIRES: 12/6/01
(AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

ROY E. CLAVERIE, JR. AND WIFE, ~~JULIE A. CLAVERIE~~

TO

KEVIN E. GORDON AND WIFE, LISA ~~B. GORDON~~

Return to:
WILSON & WEISS TITLE
ASSOCIATES, LLC
[illegible] EXECUTIVE CENTER DR.
SUITE 150
BRENTWOOD, TN 37027
B-0411

~~PLEASE RETURN TO:~~

First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11241 PAGE 843

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 163750.00
CON TX 605.88
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 616.88

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

CHECK 616.88

12/08/98 01 10:54 0001 7197

98 DEC -8 AM 10:53

GILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

05221.69
IDENTIF. ↑ REFERENCE

No. 1382188