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STATE OF TENNESSEE
COUNTY OF WILSON COUNTY

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$63,906.35.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12/17/98.

Notary Public

MY COMMISSION EXPIRES: April 1, 2002

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILSON CO. TENN.

MAIL **THIS INSTRUMENT WAS PREPARED BY**
Harold Reeves, Attorney, PC, 1281-G North Mt. Juliet Road, Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert Kenneth Overbey Jr.	Midland Mortgage Co.	150 Group 1080.00
3417 Township Rd.	P.O. Box 26648	
Antioch, Tennessee 37013	Oklahoma City, Oklahoma 73120	
(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, **RONNIE SMITH AND WIFE, CRATEENA SMITH**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ROBERT KENNETH OVERBEY JR.** , HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN WILSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 28 on the Plan of Towne Village of the Country, Section III as of record in Book 5200, pages 268 and 269, Register's Office for Davidson County, Tennessee

Being the same property conveyed to Ronnie Smith and wife Crateena Smith by Deed from Randall Phillips Builders, Inc of record in Book 6224, Page 891, Register's Office for Davidson County, Tennessee.

Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by Commerce Union Bank of record in Book 6224, Page 894, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account and insurance to be transferred to Grantee(s).

THIS conveyance is made subject to easements, restrictions, , encumbrances and ordinances as they affect the premises.

unimproved ☐

This is improved ☒ property, known as 3417 Township Rd., 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 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 my/our hand(s) this 17th day of December, 1998.

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Ronnie Smith

Crateena Smith

STATE OF TENNESSEE

COUNTY OF WILSON COUNTY

Personally appeared before me, Louise N. Tynes, a Notary Public in and for said County and State, the within named Ronnie Smith and wife, Crateena Smith, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this 17th day of December, 1998

Commission expires: April 1, 2002

Louise N. Tynes Notary Public

LOUISE N. TYNES NOTARY PUBLIC LA... CALLOW... CO. ...

98 DEC 28 AM 9:42

REGISTER DAVIDSON COUNTY, TN.

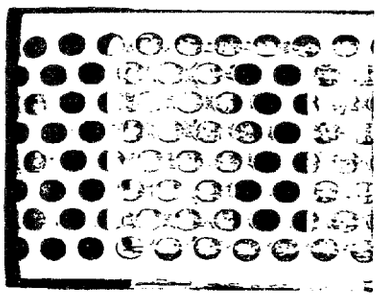
0528971

IDENTIF. # REFERENCE

4506 12/28 0101 03CHECK 247.45

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

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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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

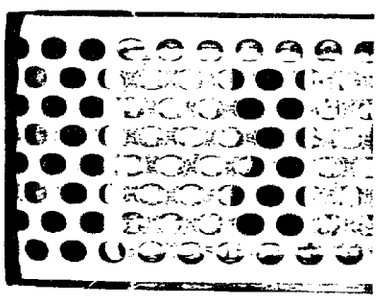
CONT	63906.35
CON TX	236.45
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	247.45
CHECK	247.45

12/28/98 01 09:40 0001 4506

052897 I
IDENTIF. # REFERENCE

98 DEC 28 AM 9:42

REGISTER
DAVIDSON COUNTY, TN.



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1406030