STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$101,900.00.**

James E Fluhart
Affiant

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

Laura Myers
Notary Public

MY COMMISSION EXPIRES: April 1, 2002

(AFFIX SEAL)

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
James E. Fluhart	Sunbelt National Mortgage	97 Group 8A130
320 Lake Chateau Drive	313 East Main #10	
Hermitage, Tennessee 37076	Hendersonville, Tennessee 37075	
(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, **NP BUILDERS**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JAMES E. FLUHART AND BARBARA A. FLUHART, HUSBAND AND WIFE** , 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 Unit Number X-4 on the Plan of Lake Chateau Caondominimums, of record in Book 6250, Pages 607 - 610 in Register's Office in Davidson County, Tennessee.

Being part of the same property conveyed to NP Builders by deed from Theodore H. Pailet, Trustee of record in Book 10630, Page 823, Register's Office in Davidson County, Tennessee.

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

unimproved ☐

This is improved ☒ property, known as 320 Lake Chateau Drive, Hermitage, TN 37076

(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 our hands this 17th day of December, 1998.

NP Builders
By: Richard J. Pinero

Attest:

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, Louise N. Tynes, a Notary Public in and for said County and State, personally appeared and with whom I am personally acquainted and who upon their oaths acknowledged themselves to be the and, respectively, of the NP Builders, the within-named bargain, and corporation, and that they as such and, being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said as such, and attesting the same by the said as such.

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

Commission expires: April 1, 2002

Louise N. Tynes Notary Public

LARGE

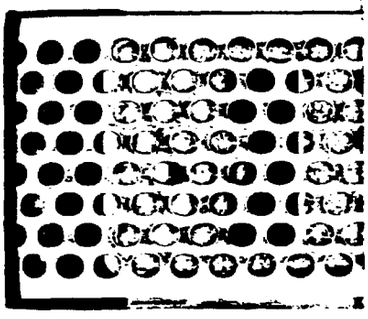
0529955
IDENTIF. ↑ REFERENCE

98 DEC 29 PM 2:19
DAVIDSON COUNTY, TN.

388-04 5584 12/29 0101 03CHECK

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

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

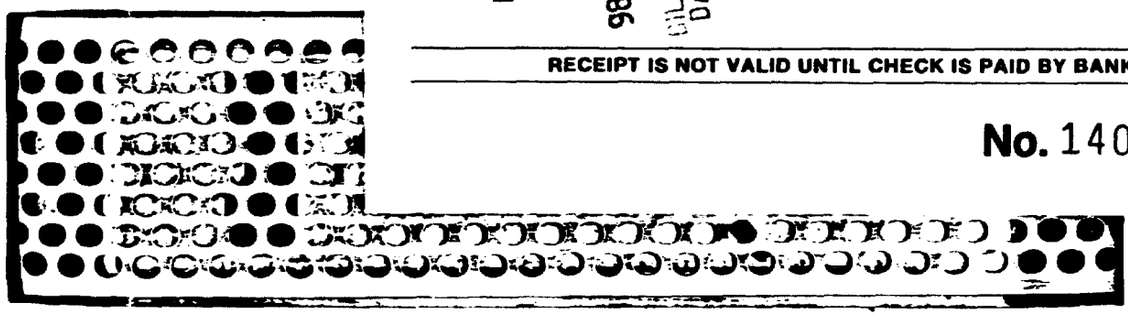
BOOK 11270 PAGE 318

CHRT	101900.00
CON TX	377.04
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	388.04
CHECK	388.04

12/29/98 01 14:16 0001 5584

0529955
IDENTIF. ↑ REFERENCE

98 DEC 29 PM 2:19
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1402899