Mail

THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075

BOOK 11282 PAGE 589

OUR FILE NUMBER: 7992

MAP/GROUP/PARCEL
043-02-0-A/247.00 co

NEW OWNER'S NAME AND ADDRESS:
Robert G. and Yvonne D. Oots
247 Cedarwood Lane, Unit #247
Madison, Tennessee 37115

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, we, S.B. Karr and wife, Marline G. Karr, hereinafter called Grantors, does hereby transfer and convey unto Robert G. Oots and wife, Yvonne D. Oots, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND in Davidson County, Tennessee,

BEING Unit No. 247 on the Resubdivision of Cedarwood Courtyard Homes, Phase Two, as of record in Book 5200, Page 590, said Register's Office, to which reference is hereby made.

The subject property is improved property commonly known as 247 Cedarwood Lane, Unit #247, Madison, Tennessee.

BEING the same property conveyed to S.B. Karr herein by deed of record in Book 6357, Page 647, Register's Office for Davidson County, Tennessee.

Marline G. Karr, wife of S.B. Karr, joins in the conveyance of this property for the purpose of conveying her interest, marital or otherwise, which she may have in said property.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenant with grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

S.B. Karr
S.B. Karr

Marline G. Karr
Marline G. Karr

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

8698 01/05 0101 03C/CHECK 270.00

99 JAN -5 AM 11:13
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

0532925
IDENTIF. & REFERENCE

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, S.B. Karr and wife, Marline G. Karr, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 9th day of December, 1998.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
2/3/02



STATE OF TENNESSEE
COUNTY OF SUMNER

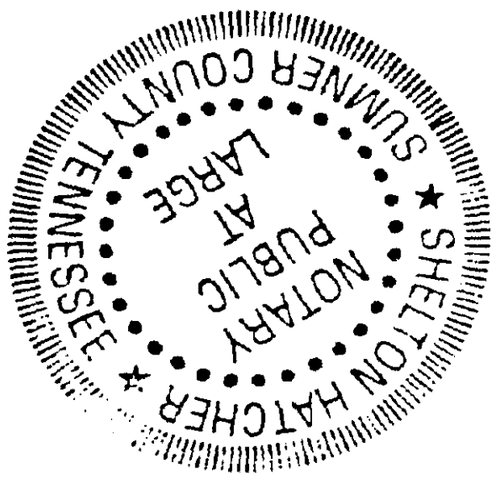
The actual consideration or value whichever is greater for this transfer is $70,000.00.

AFFIANT

Sworn to and subscribed before me, this the 9th day of December, 1998.

NOTARY PUBLIC

My Commission Expires:
2/3/02



OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 11282 PAGE 591

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

CAMT 70000.00
CON TX 259.00
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 270.00
CHECK 270.00

01/05/99 01 11:10 0001 8698

053925
IDENTIF. & REFERENCE

99 JAN -5 AM 11:13
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1408090