BOOK 11283 PAGE 155

28-B

# WARRANTY DEED

| ADDRESS NEW OWNER(S) | SEND TAX BILLS TO: | MAP / PARCEL NO. |
|---|---|---|
| Daniel Sullivan Dyer<br>1006 / 1008 Berry Street<br>Old Hickory, TN. 37138 | SAME | 44-15-0 / 242 |

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by Daniel Sullivan Dyer, and other good and valuable consideration, the receipt of which is hereby acknowledged,

I EDITH H. BEHEL, Trustee of the Edith H. Behel Living Trust, the GRANTOR herein, have bargained and sold, and by these presents do transfer and convey unto:

DANIEL SULLIVAN DYER, un-married, the GRANTEE herein, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 94 of Section "D" on the Plan of E. I. du Pont de Nemours and Company's Subdivision, Village of Old Hickory, as shown on plan recorded July 16, 1948, as of record in Book 1424, page 65, and lately in Book 1853, page 364, Register's Office for Davidson County, Tennessee.

Said lot No. 94 fronts 63 feet on the westerly side of Berry Street and extends back between parallel lines 66.2 feet to a dead line.

Subject to and/or reserving one permanent easement 10.3 feet wide, more or less, for utilities; and all rights in connection with said easement, including the ingress and egress over the property herein conveyed for servicing said easement, are expressly reserved to E. I. du Pont de Nemours and Company, all as shown on said recorded plan, which is made a part of this description by reference thereto.

Being the same property conveyed to Raymond M. Behel and wife, Edith H. Behel from Susan I. Robinson, single female, by Deed dated June 23, 1975, and recorded in Book 4929, page 961, said Register's Office. Subsequently, said property being conveyed to Raymond M. Behel and Edith H. Behel, as Co-Trustees of the Edith H. Behel Living Trust, with full authority to sell without joinder, by Quitclaim Deed dated November 11, 1994, and of record in Book 9545, page 868, said Register's Office. Raymond M. Behel having since died.

The above description is the same as in the previous deed of record.

The actual consideration or value for this transfer is $ $60,000.

Daniel S Dyer
Affiant

STATE OF TENNESSEE }
COUNTY OF Davidson }

SWORN TO AND SUBSCRIBED before me this 31 day of Decemba, 1998.

NOTARY PUBLIC

My Commission Expires: May 28, 2000

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, his heirs and assigns, forever. I do covenant with the said GRANTEE that I am 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:

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 GRANTEE, their heirs and assigns, against the lawful claims of all persons WHOMSOEVER.

This is improved property known as: 1006 / 1008 Berry Street, Old Hickory, TN 37209.

Witness my hand this 31st day of December, 1998.

Edith H Behel
Edith H. Behel, Trustee of
the Edith H. Behel Living Trust

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Edith H. Behel, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument, for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee this ____ day of December, 1998.

_____
NOTARY PUBLIC

My Commission Expires:_____

**********

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Leroy Johnston Ellis IV, a Notary Public in and for said County and State, the within named Edith H. Behel, Trustee of the Edith H. Behel Living Trust, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument as Trustee, under the trust agreement of the Edith H. Behel Living Trust, for the purposes therein contained.

Witness my hand and official seal at Old Hickory, Tennessee this 31 day of December, 1998.

NOTARY PUBLIC

My Commission Expires: May 28, 2000

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0533027
IDENTIF. ↑ REFERENCE

99 JAN -5 PM 1:31

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

WARRANTY

DEED

From: Edith H. Behel,
Trustee of the
Edith H. Behel Living Trust

To: Daniel Sullivan Dyer,
un-married

233.00 CHECK 01/05 0101 5088

This Instrument was Prepared by:

Leroy Johnston Ellis IV
Attorney at Law
306 Gay Street, Suite 200
Nashville, Tennessee 37201
(615) 256-5003

**OFFICIAL RECEIPT**
BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 11283 PAGE 157

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 |

| | |
|---|---|
| CAMT | 60000.00 |
| CON TX | 222.00 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 233.00 |
| CHECK | 233.00 |

01/05/99 01 13:29 0001 8805

05330127
IDENTIF. ↑ REFERENCE

99 JAN 5 PM 1:31
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

**No.** 1408194