WARRANTY DEED

BOOK 11299 PAGE 641

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER HEREIN IS $ 110,000.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF JANUARY, 1999.

NOTARY PUBLIC AT LARGE — TENNESSEE — DAVIDSON COUNTY

Notary Public

MY COMMISSION EXPIRES: February 19, 2002.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William B. Noel	OWNER	**105-7-238**
(NAME) **620 Hamilton Avenue**	(NAME)	
(ADDRESS) **Nashville, TN 37203**	(ADDRESS) ,	
(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, **EquiVantage, Inc.**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **William B. Noel**, 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:

Being Lot No. 11 on the Map of W.D. Hamilton's Subdivision of Block 8 of the Hamilton Lands, of record in Book 421, Page 56, Register's Office for said County.

Being the same property conveyed to EquiVantage, Inc. by deed of record in Book 10836, Page 76, Register's Office for County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐
This is improved ☒ property, known as **620 Hamilton Avenue, Nashville, TN 37203**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD By accepting this Special Warranty Deed, Grantee acknowledges that he has had adequate opportunity to inspect the property conveyed herein as well as all inprovements located thereon. Except as specifically set forth in this Special Warranty Deed this conveyance is made without warranty or representation, either express or implied and is on as "AS IS" and " WHERE IS " basis. And GRANTOR does further convenant and bind itself, its assigns, successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its heirs, successors, and assigns, against the lawful claims of all persons claiming by, through, of under Grantor, but not further of otherwise. Whenever used, the singular number shall include the plural, thc plural the singular, and the use of any gender shall be applicable to all genders.

053747 479
IDENTIF. ✦ REFERENCE

99 JAN 15 PM 1:50
REGISTER
DAVIDSON CO. TN.

3514 01/15 0101 03CHECK 110.90

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

Witness our hands this ~~15th~~ 14th day of January, 1999.

Mary Cochen
Mary Cochen

EquiVantage, Inc.

By: Dawn Blann
DAWN BLANN, VP

Attest: Greg Kithas
Greg Kithas ASST. SECRETARY

EQUIVANTAGE INC. CORPORATE SEAL DELAWARE

STATE OF ~~TENNESSEE~~ Texas

COUNTY OF ~~DAVIDSON~~ Harris

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ~~himself~~ herself to be the Vice President, of the EquiVantage Inc, _____, a corporation, and that he as such Vice President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself/herself as Vice President.

Witness my hand official seal at Houston, Texas, this 14th day of January, 1999.

Commission expires: _____

Debbie Thiel
notary public

DEBBIE ANN THIEL
NOTARY PUBLIC
STATE OF TEXAS
COMM. EXP. 04-14-2001

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11299 PAGE 643

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

053747 9

IDENTIF. # REFERENCE

99 JAN 15 PM 1:50

DAVIDSON COUNTY, TENN.

CAMT	27000.00
CON TX	99.90
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	110.90
CHECK	110.90

01/15/99 01 13:48 0001 3514

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1412950