34

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS [illegible] TRANSFER IS **$78,900.00**

Affiant

OFFICIAL SEAL
DELAINA D. DAVIS
NOTARY PUBLIC - STATE OF TENNESSEE
WILSON COUNTY
My Comm. Expires

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **21ST DAY OF JANUARY, 1999.**

Notary Public

MY COMMISSION EXPIRES: ~~February 19, 2002.~~ 5-11-02

(AFFIX SEAL)

BOOK 11309 PAGE 225

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Company, 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Anna C. Turner	Guaranty Trust Company	**150-3-261**
(NAME) **3018 Chelsea Village**	(NAME) 640 Broadmor Boulevard, Ste. 100	
(ADDRESS) **Antioch, TN 37013**	(ADDRESS) **Murfreesboro, TN 37129**	
(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, **Vicki L. Schneider and Vera May Schneider**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Anna C. Turner, a single woman**, 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 Lot No. 90A on the Plan of Zone Lot Division of Lots 83, 84, 89, 90, 94 and 101 of Chelsea of Priest Lake, Section 2B, of record in Book 6250, Page 766, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Vicki L. Schneider, Vera May Schneider and Vernon A. Schneider by deed of record in Book 8428, Page 548, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Vicki L. Schneider and Vera May Schneider by Victor E. Schneider as their Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 11309, Page 224, in the Register's Office for County, Tennessee.

The said Vernon A. Schneider having since died.

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

unimproved ☐
This is improved ☒ property, known as **3018 Chelsea Village, 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 and 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.

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

05402888
IDENTIFICATION REFERENCE
99 JAN 25 AM 10:24
[illegible] REGISTER
DAVIDSON COUNTY, TN.

Witness **my/our hand(s)** this **21st day of January, 1999**.

BOOK 11309 PAGE 226

Vicki L. Schneider

Vera May Schneider

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 1/21/99 before me personally appeared Victor E. Schneider, the person who executed the foregoing instrument on behalf of Vicki L. Schneider and Vera May Schneider, and acknowledged that they executed the same as the free act and deed of the said Vicki L. Schneider and Vera May Schneider through Power of Attorney granted Victor E. Schneider, by the
said Vicki L. Schneider and Vera May Schneider.

Notary Public

ANGELA M. LAKE NOTARY PUBLIC AT LARGE CRFORD CO., TENN.

My Commission Expires 2-19-2002

Commission Expires:

6523 01/25 0101 03CHECK 302.93

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11309 PAGE 227

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

0540288

IDENTIFICATION

99 JAN 25 AM 10:24

REGISTER
DAVIDSON COUNTY, TN.

CAMT	78900.00
CON TX	291.93
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	302.93
CHECK	302.93

01/25/99 01 10:23 0001 6E23

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1415939