# WARRANTY DEED

BOOK 11312 PAGE 576

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 158,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
20th DAY OF January 19 99

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

**THIS INSTRUMENT WAS PREPARED BY**

EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| JACK P. DEDMAN | SAME | MAP 150-04 |
| (NAME) | (NAME) | |
| 4044 LANCASHIRE DRIVE | | PARCEL |
| (ADDRESS) | (ADDRESS) | |
| ANTIOCH, TN 37013 | | 86 |
| (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, DAVID L. MITCHELL AND WIFE, DIANA L. MITCHELL, by and through DAVID L. MITCHELL, Attorney in Fact HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JACK P. DEDMAN AND WIFE, SHELBY W. DEDMAN

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. 621 on the Plan of Kensington of Priest Lake, Section Two, of record in Book 6250, page 593, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made.

Being the same property conveyed to DAVID L. MITCHELL AND WIFE, DIANA L. MITCHELL by Deed of record in Book 7478, page 168, Register's Office for Davidson County, Tennessee.

DAVID L. MITCHELL executes this instrument as Attorney in Fact for DIANA L. MITCHELL pursuant to Special Power of Attorney recorded simultaneously herewith.

'05412 02 IDENTIF. ↑ REFERENCE

99 JAN 26 PM 2:53

CHERRY BELL GOODWIN REGISTER DAVIDSON COUNTY, TN.

MAIL ENV.

unimproved ( )
This is improved ( X ) property, known as 4044 LANCASHIRE DRIVE, 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.

Witness our hand s this 20th day of January 19 99

David L. Mitchell
DAVID L. MITCHELL

Diana L. Mitchell
DIANA L. MITCHELL
BY: David L. Mitchell
DAVID L. MITCHELL, ATTORNEY IN FACT

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DAVID L. MITCHELL

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsv. TN, Tennessee, this 20th day of January 19 99

Commission expires 9/23/00

Carolyn Adams
Notary Public

CAROLYN ADAMS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, 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 at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, DAVID L. MITCHELL, with whom I am personally acquainted, or proved to be on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained, and who acknowledged that he is the Attorney in Fact for DIANA L. MITCHELL and is authorized by DIANA L. MITCHELL to execute this instrument on her behalf.

Witness my hand and official seal this the 20th day of January, 19 99.

My commission expires: 9/23/00

Carolyn Adams
NOTARY PUBLIC

ADAMS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

7495 01/26 0101 03CHECK 595.60

# OFFICIAL RECEIPT

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

BOOK 11312 PAGE 578

**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
158000.00
CON TX 584.60
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 595.60
CHECK 595.60

01/26/99 01 14:51 0001 7495

0541202
IDENTIF. & REFERENCE

99 JAN 26 PM 2:53
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

**No.** 1416897