PLEASE RETURN TO:
AMERICAN ESCROW COMPANY
105 HAZEL PATH, P.O. BOX XXXX 1733
HENDERSONVILLE, TN 37077

BOOK 11315 PAGE 304

STATE OF TENNESSEE
COUNTY OF Sumner }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 93,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th **DAY OF** January **, 19** 99

Notary Public K. J. Shelton

MY COMMISSION EXPIRES 09-25-99

(AFFIX SEAL)

K. J. SHELTON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

AMERICAN ESCROW COMPANY, 105 Hazel Path, P.O. Box 1733, Hendersonville, TN 37077

NAME **ADDRESS**

ADDRESS NEW OWNER(S) AS FOLLOWS:	**MORTGAGEE: SEND TAX BILLS TO**	**MAP-PARCEL NUMBERS**
Jefre S. Goldtrap	New South Federal Savings Bank	4D 43245
(NAME)	**(NAME)**	
409 Cleves Street	1900 Crestwood Blvd.	44-11-143
(STREET ADDRESS OR ROUTE NUMBER)	**(STREET ADDRESS)**	
Old Hickory, TN 37138	Birmingham, Alabama 35283-0180	
(CITY) (STATE) (P.O. ZIP)	**(CITY) (STATE) (P.O. ZIP)**	

FOR AND IN 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,

Tim L. Bowden, a married man, and Steven G. Laviola, a married man

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jefre S. Goldtrap and wife, Mary Marie Goldtrap

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 Number 10 on the Plan of Section "A", Village of Old Hickory, of record in Plat Book 1424, Page 68, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Joan P. Bowden, spouse of Tim L. Bowden and Sharon R. Laviola, spouse of Steven G. Laviola, join in this conveyance for the express purpose of conveying any and all of their right, title and interest, including all marital and homestead rights in and unto the within described property to the named Grantees.

Being the same property conveyed to Tim L. Bowden and Steven G. Laviola by deed of record in Book 1114, Page 82, Register's Office for Davidson County, Tennessee.

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

8276 01/28 0101 03CHECK 356.95

054 | 1929
IDENTIF. ↑ REFERENCE

99 JAN 28 PM 1:08
BILL GARNER REGISTER
DAVIDSON COUNTY, TN.

This is improved XX **unimproved** **property, known as** 409 Cleves Street Old Hickory, TN 37138
(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** 25th **day of** January **, 19**99

Tim L. Bowden

Joan P. Bowden

Steven G. Laviola

Sharon R. Laviola

STATE OF TENNESSEE
County of Sumner

Personally appeared before me,
Tim L. Bowden and wife, Joan P. Bowden and Steven G. Laviola and wife, Sharon R. Laviola
with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of January, 19 99

Commission expires September 25, 1999

K. J. Shelton
Notary Public

K. J. SHELTON
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENN.

STATE OF TENNESSEE
County of Sumner

Personally appeared before me,

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 25th day of January 19 99

Commission expires September 25, 1999

K. J. Shelton
Notary Public

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

054 1929

IDENTIF. ↑ REFERENCE

99 JAN 28 PM 1:08

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	93500.00
CON TX	345.95
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	356.95
CHECK	356.95

01/28/99 01 13:06 0001 8276

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1417667