63

TN1I04390

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value whichever is greater, for this transfer is $ 66,500.00

Affiant

Subscribed and sworn to before me, this 17 day September, 1998.

My commission expires: 7/28/02

Notary Public

WENDY SLIGER NOTARY PUBLIC WILSON COUNTY, TN MY COMMISSION EXPIRES: JULY 28 2002

WARRANTY DEED

3020 02/08 0101 03CHECK 257.05

Address of New Owner & Send Tax Bills to:	**Prepared By:** Linda R. Kosack, Atty. 8109 Wikle Road, East Brentwood, TN 37027
1414 MONETTA NASHVILLE, TN	**Return To:** TransContinental Title Company 2630 Elm Hill Pike, Ste. 100 Nashville, TN 37214

map & parcel no. 72-11/183.00

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

FREDDIE JEROME MCLEAN AND WIFE, KANISE DEE MCLEAN

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

ROSE M. MCCORD

hereinafter called the Grantee, his heirs and assigns, a certain tract of land in DAVIDSON County, Tennessee, described as follows:

BEING LOT NO. 39 ON THE PLAN OF MONTGOMERY HEIGHTS, PART OF LITTON LANDS, OF RECORD IN BOOK 332, PAGE 47, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HERE MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO FREDDIE JEROME MCLEAN AND WIFE, KANISE DEE MCLEAN BY WARRANTY DEED FROM SECRETARY OF VETERANS AFFAIRS DATED MAY 30, 1991 AND RECORDED IN BOOK 8363, PAGE 358, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Property Address: 1414 MONETTA, NASHVILLE, TN

95 FEB -8 AM 9:51
DAVIDSON COUNTY REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. → REFERENCE

05463 65

This conveyance is made subject to:

1. 19___ taxes, which have been prorated and assumed by Grantee.

2. Restrictive covenants contained in instrument of record in Book _____, page _____, Register's Office for said County.

3. Matters shown on the Plan of record in Plat Book _____, page _____, Register's Office for said County.

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 numbers shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 17 day of Sept, 1998.

Freddie Jerome McLean

FREDDIE JEROME MCLEAN

Kanice Dee McLean

KANISE DEE MCLEAN

State of Tennessee
County of Davidson

On this 17 day of September, 1998, before me personally appeared Freddie Jerome McLean and Kanise Dee McLean to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal,
My Commission expires:

SANDY SLAGER NOTARY PUBLIC TN MY COMMISSION EXPIRES JULY 28 2002

Notary Public

WARRANTY DEED

The preparer of this Deed makes no representation as to the status of the title of the property described herein, or as to the accuracy of description.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11331 PAGE 503

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

0546365

IDENTIF. # REFERENCE

99FEB-8 AM 9:51

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	66500.00
CON TX	246.05
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	257.05
CHECK	257.05

02/08/99 01 09:50 0001 3020

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1422326