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STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $68,500.00

Patsy Y. Taylor
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd day of February, 1999.

Notary Public

My Commission Expires: MY COMMISSION EXPIRES: 11/25/00 (AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Lehman Land Title, Inc., 4733 Andrew Jackson Parkway, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patsy Y. Taylor	Regions Mortgage, Inc.	150-7-243
(NAME)	(NAME)	
3231-B Anderson Road	605 South Perry Street	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	Montgomery, AL 36104	
(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, **EDMOND F. KUENSTER, A MARRIED PERSON**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **PATSY Y. TAYLOR, AN UNMARRIED PERSON**, 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. 9A, Zone Lot Division, Lots 9, 10 & 11, Section 1, Lakeshore Woods, as of record in Book 5800, Page 315, amending Book 5202, Page 502, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Jerome B. Kuenster by deed from Tenzim Properties, a Tennessee General Partnership Consisting of Harry Tenebaum and Doris Zimmerman of record in Book 6212, Page 754, Register's Office for Davidson County, TN. BEING further conveyed to Edmond F. Kuenster by Quitclaim Deed being recorded simultaneously herewith.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

Upon oath, Edmond F. Kuenster by and through his attorney in fact, warrant, covenant and certify that the aforedescribed real property is not their homestead as defined by Statue.

Phil Dildine executes this Warranty Deed for and on behalf of Edmond F. Kuenster pursuant to a Power of Attorney recorded simultaneously herewith.

unimproved ☐

4356 02/10 0101 03CHECK 264.45

This is improved ☒ property, known as 3231-B Anderson Road, 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 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 my/our hand(s) this 2nd day of February, 1999.

Edmond F. Kuenster By Phil Dildine Atty-IN-FACT
Edmond F. Kuenster by Phil Dildine
Attorney in Fact

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

MAIL ENV.

99 FEB 10 AM 10:59
PAUL CHERRY REGISTER
DAVIDSON COUNTY, TN.

RECEIPT & REFERENCE
05475971

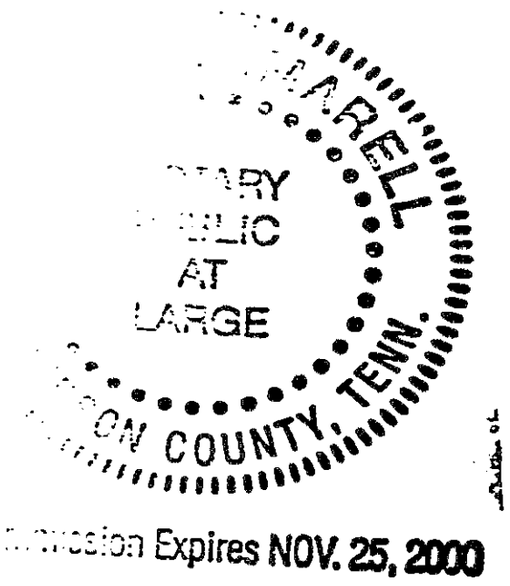
STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Phil Dildine, known to me or satisfactorily proven to be the person who executed the foregoing instrument in behalf of Edmond F. Kuenster, and acknowledged that he/she executed the same by Power of Attorney, as the free act and deed of said Edmond F. Kuenster. WITNESS my hand and Notarial Seal this 2nd day of February 1999.

Notary Public

My Commission Expires



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

0547597

IDENTIF. & REFERENCE

99 FEB 10 AM 10:59

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	68500.00
CON TX	253.45
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	264.45
CHECK	264.45

02/10/99 01 10:58 0001 4356

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1423646