45

BOOK 11357 PG. 605

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 232,000.00

Linda A. Farris
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 5/25/2002
(AFFIX SEAL)

ANITA LESTER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tracey A. Farris	SunTrust Bank, Nashville, N.A.	MAP 33-10
(NAME)	(NAME)	
600 Woodshire Drive	P.O. Box 305110	PARCEL 6
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	Nashville, TN 37230-5110	
(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, John H. Grayson and wife, Beverly B. Grayson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tracey A. Farris and wife, Linda A. Farris

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 the Second Civil District of Davidson County, tennessee, being Lot No. 4, on the Plan of Ridgemont Estates, Section One, of record in Book 5050, Page 73, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to John H. Grayson and wife, Beverly B. Grayson by deed from Ridgemont Corporation, of record in Book 5270, Page 618, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 5170, Page 949, Register's Office for said County.

99 FEB 26 AM 10:09
RECEIVED
DAVIDSON COUNTY, TN.
REGISTER

IDENTIF. & REFERENCE
055368 9

uninproved ( )
This is improved (X) property, known as 600 Woodshire Drive, Goodlettsville, TN 37072
(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 February, 19 99

John H. Grayson
John H. Grayson

Beverly B Grayson
Beverly B. Grayson

RECEIPT TOTAL 232.00
RECORDING 20.00
04-698

FILE BOX 45

BOOK 11357 PG. 606

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John H. Grayson and wife, Beverly B. Grayson

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of February 19 99.

Commission expires 5/25/2000

DAVIDSON COUNTY NOTARY PUBLIC AT LARGE TENN. LESTER

Notary Public

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

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11357 PG. 607

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

0553689
IDENTIF. & REFERENCE

99 FEB 26 AM 10:09
REGISTER
DAVIDSON COUNTY, TN.

MAMT
232000.00
ERR CO
MAMT
232000.00-
CAMT
232000.00
CON TX 858.40
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 869.40
CHECK 869.40

02/26/99 01 10:07 0001 0826

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1430028