10 x 56

Record 12T

BOOK 11356 PG. 105

# WARRANTY DEED

RE-RECORD BOOK 11365 PG. 816

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 96,000.00
Jacqueline D Brown
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
19th DAY OF February 19 99
Kimberly Watts
~~Notary Public~~ Deputy Register
~~MY COMMISSION EXPIRES~~:
(AFFIX SEAL)

**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 |
|---|---|---|
| Charles Alan Burton | NEW OWNER | MAP #95-12 |
| (NAME) | (NAME) | |
| 2500 Woodberry Drive | | PARCEL #7 |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37214 | | |
| (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, Dorothy I. Wilson and Lloyd W. Wilson and Betty Jo Wilson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles Alan Burton and wife, Patricia D. Burton

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:

BEING Lot No. 219, on the plan of Woodberry Park, of record in Book 2133, Pages 117, 118, and 119, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the north margin of Woodberry Drive at the corner of Lots 219 and 220; thence with the line between said lots, northwardly 268 feet to a point; thence south 88 deg. 03' west 143.7 feet to a point in the east margin of McGavock Pike; thence with the margin of the same southwardly 222 feet to a point, the beginning of a curve; thence around said curve southeastwardly 37.9 feet to a point and the north margin of Woodberry Drive; thence with the margin of the same and the curve of the same 196.5 feet to the point of beginning.

BEING the same property conveyed to Dorothy I. Wilson, unmarried and Lloyd W. Wilson, unmarried by Quitclaim Deed from Dorothy I. Wilson, of record in Book 9880, Page 332, Register's Office for said County. The said Lloyd W. Wilson having since married.

The said Betty Jo Wilson joins in this conveyance to convey any and all marital interest she may have in said property.

CONTINUED

unimproved ( )
This is improved ( X ) property, known as 2500 Woodberry Drive, Nashville, TN 37214
(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 19th day of February, 19 99

Dorothy I. Wilson

Betty Jo Wilson

Lloyd W. Wilson

RE-RECORD BOOK 11365 PG. 817

BOOK 11356 PG. 106

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 Dorothy I. Wilson and Lloyd W. Wilson and Betty Jo Wilson

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 19th day of February, 19 99.

Commission expires 3/24/01

Patricia Nichols
Notary Public

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

0555893
IDENTIF. → REFERENCE
99 MAR -3 PM 2:23
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.
E-RECORD

0553331
IDENTIF. → REFERENCE
99 FEB 25 PM 1:53
REGISTER
COUNTY, TN.

RE RECORD BOOK 11365 PG 818

BOOK 11356 PG. 107

LEGAL DESCRIPTION CONTINUATION

This conveyance is subject to Restrictive Covenants of record in Book 2297, Page 194, Register's Office for said County.

03/03 0101 03CHECK 14.00

3082 0454 02/20 0101 03CHECK 270.20

# OFFICIAL RECEIPT

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

**RECEIVED OF** _____

**FOR** _____

BOOK 11356 PG. 108

| | | |
|---|---|---|
| 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 |

RE-RECORD BOOK 11365 PG. 819

0553337
IDENTIF. & REFERENCE

99 FEB 25 PM 1:53
REGISTER
DAVIDSON COUNTY, TN.

| | |
|---|---|
| CAMT | 96000.00 |
| CON TX | 355.20 |
| PRFEE | 1.00 |
| WDEED | 12.00 |
| CFEE | 2.00 |
| TOTAL | 370.20 |
| CHECK | 370.20 |

02/25/99 01 13:51 0001 0454

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

**No.** 1429659