WARRANTY DEED

EC21-99-759

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 142,500.00

William T. Melvin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF February 19 99

Notary Public

MY COMMISSION EXPIRES: 3/23/2002
(AFFIX SEAL)

1310 Memorial Blvd., Springfield, TN 37172
111 W. College Street, Murfreesboro, TN 37130
100 Hazel Path, Suite A, Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076
1187 Vultee Boulevard, Nashville, TN 37217

557 Sam Ridley Pkwy. W, Suite A, Smyrna, TN 37167
155 Franklin Rd., Suite 150, Brentwood, TN 37027
1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William T. Melvin	National Bank of Commerce	MAP 86
(NAME)	(NAME)	
4156 Central Pike	7770 Poplar Avenue	PARCEL 162
(ADDRESS)	(ADDRESS)	
Hermitage, Tennessee 37076	Germantown, TN 38138	
(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, Faye Evelyn Kay and Kenneth Wayne Castleman and Charles Edward Castleman and Eunice Carolynn Castleman(Payne), Heirs of Eunice W. Castleman * and

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William T. Melvin, Unmarried

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. 1 on the Plan of Castleman Estate, as of record in Plat Book 8250, Page 983, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being part of the same property conveyed to E. W. Castleman and wife, Bertha Castleman by deed from Willie Baker, Nellie Baker Perry, Dorothy Baker Holt, Nellie Baker Jordan of record in Deed Book 4259, page 273 and from deed in Book 4928, page 434 and Will Book 209, page 550, Register's Office for said County.

The said E. W. Castleman and wife, Bertha Castleman having since deceased. The said Bertha Castleman having died before husband E. W. Castleman. The said E. W. Castleman leaving Faye Evelyn Kay, Kenneth Wayne Castleman, Charles Edward Castleman, Eunice Carolynn Castleman aka Eunice Carolynn Payne and Virginia Louise Montgomery aka Virginia Louise Wheeler as heirs.

This conveyance is subject to an easment to First Suburban Water Utility District of record in Book 7621, Page 274, Register's Office for said County

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

*Virginia Louise Montgomery Wheeler

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

99 MAR -5 PM 5:24
RECEIVED FOR RECORD
DAVIDSON COUNTY, TN.
RECORDING REGISTER

IDENTIF. & REFERENCE
05575529

unimproved ( )
This is improved (X) property, known as 4156 Central Pike, Hermitage, Tennessee 37076
(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 26th day of February, 19 99

Faye Evelyn Kay
Faye Evelyn Kay

Charles E Castleman
Charles Edward Castleman

Kenneth Wayne Castleman
Kenneth Wayne Castleman

Eunice Carolynn Castleman Payne
Eunice Carolynn Castleman(Payne)

by Faye Evelyn Kay att. in fact

Virginia Louise Montgomery Wheeler

BOOK 11372 PG. 57

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 Faye Evelyn Kay and Charles Edward Castleman and Eunice Carolynn Castleman (Payne) and Virginia Louise Montgomery Wheeler, Heirs of Eunice W. Castleman

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 Hermitage Tennessee, this 26th day of February 19 99.

Commission expires May 21, 2000

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

4827 03/05 0101 03CHECK 538.25

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 26TH day of FEBRUARY, 1999, before me personally appeared FAYE EVELYN KAY, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of KENNETH WAYNE CASTLEMAN, and who acknowledged that HE executed the same as the free act and deed of the said KENNETH WAYNE CASTLEMAN by virtue of that Power of Attorney, duly executed by the said KENNETH WAYNE CASTLEMAN and appearing of record in Book _____, page _____, of the Register's Office of DAVIDSON County, TENNESSEE.

Witness my hand and official seal at HERMITAGE, TENNESSEE, this 26TH day of FEBRUARY, 1999.

My Commission Expires: 5-21-00

Notary Public

LURA K. PERRY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

RETURN TO:
CUMBERLAND TITLE COMPANY

- ☐ 100 Hazel Path, Suite A, Hendersonville, Tennessee 37075
- ☐ 1187 Vultee Boulevard, Nashville, Tennessee 37217
- ☐ 1310 Memorial Boulevard, Springfield, Tennessee 37172
- ☐ 1885-C Ft. Campbell Boulevard, Clarksville, Tennessee 37042
- ☐ 111 W. College Street, Murfreesboro, Tennessee 37130
- ☒ 4733 Andrew Jackson Pkwy. #1-C, Hermitage, Tennessee 37076
- ☐ 557 Sam Ridley Pkwy W., Suite A, Smyrna, Tennessee 37167
- ☐ 155 Franklin Road, Suite 150, Brentwood, Tennessee 37027

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11372 PG. 58

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

0557529

IDENTIF. ↑ REFERENCE

99 MAR -5 PM 5:24

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT 142500.00
CON TX 527.25
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 538.25
CHECK 538.25

03/05/99 01 17:23 0001 4827

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1433994