Box 1

WARRANTY DEED

BOOK 11375 PG. 127

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$119,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **8TH DAY OF MARCH, 1999.**

Notary Public

MY COMMISSION EXPIRES: May 26, 2002.

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kathy Jarzan	**NationsBanc Mortgage Corporation**	**150-8-148**
(NAME) **1121 Burlingame Court**	(NAME) **3971 Knight Arnold Road**	
(ADDRESS) **Antioch, TN 37013**	(ADDRESS) **Memphis, TN 38118**	
(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, **Michael K. O'Connor and wife, Patricia A. O'Connor**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Kathy Jarzan and husband Ronald Jarzan**, 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. 434 on the Plan of Somerset Phase 1 of record in Plat Book 6900, Page 690 & 691, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Michael K. O'Connor and wife, Patricia A. O'Connor by deed of record in Book 8320, Page 123, Register's Office for Davidson County, Tennessee.

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

unimproved ☐
This is improved ☒ property, known as **1121 Burlingame Court, 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 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.

99055850!

RECEIVED FOR RECORD
99 MAR -9 AM 9:49
DAVIDSON COUNTY REGISTER
DAVIDSON COUNTY, TN

Witness **my/our hand(s)** this **8th day of March, 1999**.

Michael K. O'Connor

Patricia A. O'Connor

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 Kathy Jarzan and husband, Ronald Jarzan the bargainors, 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 8th day of March, 1999.

Commission expires: 5/26/2002

Notary Public

VICTOR HOLLYWOOD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

5851 03/09 0101 03CHECK 451.30

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	

BOOK 11375 PG. 129

0558501

IDENTIF. A REFERENCE

99MAR-9 AM 9:49

ILL COUNTY REGISTER
DAVIDSON COUNTY, TN.

CAMT
119000.00
CON TX 440.30
PRFEE 1.00
TDEED 8.00
ERR CO
TDEED 8.00-
WDEED 8.00
CFEE 2.00
TOTAL 451.30
CHECK 451.30

03/09/99 01 09:48 0001 5851

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1435007