FILE BOX 45

# WARRANTY DEED

BOOK 11412 PG. 753

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 117,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March 19 99

Marie Bradford
Notary Public

MY COMMISSION EXPIRES: March 24, 2001
(AFFIX SEAL)

MARIE BRADFORD 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 |
|---|---|---|
| Linda Wagner | Fifth Third Bank, Kentucky, Inc. | MAP 98-5 |
| (NAME) | (NAME) | |
| 508 New Castle Lane | 269 W. Main Street | PARCEL 04D-16203 |
| (ADDRESS) | (ADDRESS) | |
| Hermitage, TN 37076 | Lexington, KY 40507 | |
| (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, Dwayne N. Adams and Lisa Adams wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Linda Wagner, a single 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:

BEING Lot No. 176, on the Plan of Section 9, Lake Park, of record in Book 4955, Page 38, 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 Dwayne N. Adams by Quitclaim Deed from Janie L. Adams, of record in Book 8794, Page 107, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 5086, Page 976, Register's Office for said County.

Lisa Adams joins in this conveyance to convey any and all marital rights she may have in and to said property.

99 APR -1 PM 4:12
RECEIVED FOR REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
056888 46

unimproved ( )
This is improved ( X ) property, known as 508 New Castle Lane, Hermitage, TN 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 31st day of March, 19 99

Dwayne N. Adams
Dwayne N. Adams

Lisa Adams
Lisa Adams

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

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 11412 PG. 754

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dwayne N. Adams and Lisa Adams

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 31st day of March, 19 99

Commission expires ~~March 24, 2001~~ 1/26/02

Marie Bradford
Notary Public

MARIE BRADFORD 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

443-90 0425 04/01 TO/40 OCCHECK

# OFFICIAL RECEIPT

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

**RECEIVED OF** _____

**FOR** _____

BOOK 11412 PG. 755

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

0568846

IDENTIFICATION REFERENCE

99 APR -1 PM 4:12

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

| | |
|---|---|
| CAMT | 117000.00 |
| CON TX | 432.90 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 443.90 |
| CHECK | 443.90 |

04/01/99 01 16:11 0001 6765

**RECORDERS MEMO**
BILITY OF WRITING, TYPING OR
TING IN THIS DOCUMENT
ATISFACTORY WHEN RECEIVED

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

**No.** 1445809