BOOK 11420 PG. 808

# WARRANTY DEED

ENTERED
PHILLIP G. SIMPSON
PROPERTY ASSESSOR

MAR 2 2 1999

MAP___GP___CTL___PAR___

STATE OF TENNESSEE
COUNTY OF Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 118,000.00

Elizabeth A. Blake
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF March, 1999

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

R. WOODS SR. NOTARY PUBLIC AT LARGE SUMNER COUNTY, TN EXPIRES: OCT. 9 2002

THIS INSTRUMENT WAS PREPARED BY:
Middle Tennessee Escrow Company, LLC
921 West Main Street, Suite 13, Hendersonville, TN 37075

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Elizabeth A. Blake | Same as New Owner | 33-14-44 |
| (NAME) | (NAME) | |
| 508 Cunniff Parkway | | |
| (ADDRESS) | (ADDRESS) | 8957 04/07 0101 03CHECK 10.00 |
| Goodlettsville TN 37072 | | |
| (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, William Thomas Waggoner, III and Tami Rene Waggoner, H HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Elizabeth A. Blake, 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. 66 on the Plan of Pleasant Hills Addition, as of record in Plat Book 3300, page 7, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to William T. Waggoner and wife, Sara Jo Waggoner by deed from Russell H. Allen, Jr. and wife, Rebecca H. Allen, as of record in Book 6819, page 466, Register's Office for said County. The said Sara Jo Waggoner having predeceased the said William T. Waggoner and the said William T. Waggoner having since died and his will of record in Case No. 99P63, Probate Clerk's Office for Davidson County, Tennessee having conveyed the subject property to William Thomas Waggoner, III and Tami Rene Waggoner Hurt.

This is not the principal place of residence of the Grantors named herein.

Pamela L. Whitaker, Register
Sumner County Tennessee

| | | |
|---|---|---|
| Rec #: | 357641 | Instrument 469327 |
| Rec'd: | 8.00 | NBk: 70 Pg 382 |
| State: | 436.60 | Recorded |
| Clerk: | 1.00 | 3/22/1999 at 8:00 am |
| EDP: | 2.00 | in Record Book |
| Total: | 447.60 | 949 Pg 395 |

IDENTIFICATION REFERENCE 0570981

99 APR -7 AM 10:00

R.L. GARNETT REGISTER DAVIDSON COUNTY, TN.

This is unimproved ~~improved~~ property, known as 508 Cunniff Parkway, 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 my/our hand(s) this March 18, 1999.

William Thomas Waggoner, III

Tami Rene Waggoner Hurt
Tami Rene Waggoner Hurt

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William Thomas Waggoner, III and Tami Rene Waggoner Hurt with whom I am personally acquainted, (or proven to me on the basis of satisfactory evidence) and who acknowledged that they executed the within named instrument for the purposes therein described.

Witness my hand and official seal at Hendersonville, TN this 18th day of March, 1999.

My Commission Expires:

GEORGE R. WOODS, SR. NOTARY PUBLIC AT LARGE EXPIRES: OCT. 9, 2002 SUMNER COUNTY, TENN

Notary Public