50

THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

BOOK 11423 PG. 705

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 81,000.00

Grace B. Constant
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF November 19 98

Notary Public

MY COMMISSION EXPIRES: September 23, 2000
(AFFIX SEAL)

NOTARY PUBLIC LAUDERDALE COUNTY, TN

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Arvell A Edmondson	Union Planters Bank, N.A.	72-15/313
(NAME)	(NAME)	
301 McKennell Drive	7130 Goodlett Farms Parkway	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37216	Cordova, TN 38018	
(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, Virginia W. Clunan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Arvell A Edmondson

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. 5 on the Plan of Delaney Subdivision, Section 1 as of record in book 3500, page 129, Register's Office for said County.

Said Lot No. 5 begins at a point in the southerly margin of McKennell Avenue at the common front corners of lots Nos. 5 and 6; thence with the line between said lots southwesterly 101.67 feet to the common rear corners of said lots; thence westwardly 92 feet to a concrete mounment at the beginning of a curve to the right having a radius of 26.19 feet; thence around said curve, northeastwardly 45.15 feet to a concrete monument in the southerly margin of McKennell Avenue; thence with said margin of said Avenue, southeastwardly 114.10 feet to the point of beginning.

Being the same real property conveyed to Henry M. Clunan and wife Virginia W Clunan by deed from Village Builders, Inc. as of record in book 4055, page 126, Register'f Office for Davidson County.

Henry M. Clunan having since died, and Virginia W. Clunan as surviving tenant by the entirety.

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

99 APR -8 PM 12:54
FILED & RECORDED REGISTER
DAVIDSON COUNTY, TN.

05711767
INSTRUMENT # REFERENCE

unimproved ( )
This is improved (X) property, known as 301 McKennell Drive, Nashville, Tennessee 37216
(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 hand this 27th day of November, 19 98

Virginia W. Clunan
Virginia W. Clunan

BOOK 11423 PG. 756

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 Virginia W. Clunan

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of November, 19 98

Commission expires Sept 23, 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

9758 04/08 0101 03CHECK 310.70

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11423 PG. 707

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

05711767

IDENTIFICATION REFERENCE

99 APR -8 PM 12:54

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	81000.00
CON TX	299.70
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	310.70
CHECK	310.70

04/08/99 01 12:56 0001 9758

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1448767