0576285

REFERENCE

99 APR 20 AM 10:49

REGISTER
DAVIDSON CO. TN.

MAIL ENV.

THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075

OUR FILE NUMBER: 8398

MAP/GROUP/PARCEL
033-04-0-B/020.00 CO

NEW OWNER'S NAME AND ADDRESS:
Gary W. and Belinda D. Reinke
210 Nathan Drive
Goodlettsville, Tennessee 37072

SEND TAX BILLS TO:
New Owner

BOOK 11438 PG. 784

0727 04/20 0101 03CHECK 392.10

# WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, we, Traci A. Tidwell (previously known as Traci A. Hill), and husband, James Dewayne Tidwell, hereinafter called Grantors, does hereby transfer and convey unto Gary W. Reinke and wife, Belinda D. Reinke, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND in Davidson County, Tennessee,

BEING Lot No. 20 on the Plan of Dry Creek Pointe, Section One of record in Plat Book 7900, Page 737, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

The subject property is improved property commonly known as 210 Nathan Drive, Goodlettsville, Tennessee.

BEING the same property conveyed to Traci A. Hill (now known as Traci A. Tidwell) herein by deed of record in Book 10412, Page 763, Register's Office for Davidson County, Tennessee.

James Dewayne Tidwell, husband of Traci A. Tidwell, joins in the conveyance of this property for the purpose of conveying his interest, marital or otherwise, in said real property.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenant with grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Traci A Tidwell
Traci A. Tidwell

James Dewayne Tidwell
James Dewayne Tidwell

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Traci A. Tidwell and husband, James Dewayne Tidwell, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 16th day of April, 1999.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
2/3/02

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $103,000.00.

AFFIANT

Sworn to and subscribed before me, this the 16th day of April, 1999.

NOTARY PUBLIC

My Commission Expires:
2/3/02

# OFFICIAL RECEIPT

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

**RECEIVED OF** _____

**FOR** _____

BOOK 11438 PG. 786

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

05762B5

99 APR 20 AM 10:49

CAMT
103000.00
CON TX 381.10
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 392.10
CHECK 392.10

04/20/99 01 10:51 0001 4727

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

**No.** 1474682