BOOK 11467 PG. 409

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $127,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of April, 1999.

Notary Public

MY COMMISSION EXPIRES: 11/25/00 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lehman Land Title, Inc., 4733 Andrew Jackson Parkway, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Sherri L. Tate	FT Mortgage Companies d/b/a First Tennessee Mortgage Co.	98-2-22
(NAME) 5209 Lana Renee Court	(NAME) 2323 21st Ave. South, Ste. 201	
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Nashville, TN 37212	
(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 C. JOHNS AND WIFE, LYNN G. JOHNS**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SHERRI L. TATE AND HUSBAND, WESLEY G. TATE** , 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. 43 on the Plan of the Resubdivision of Lots 42-56, Roxborough, of record in Plat Book 5210, Page 76, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to William C. Johns and wife, Lynn G. Johns by deed from Kim Emmette Bakkum and wife, Laurie Jean Bakkum of record in Book 9421, Page 59, Register's Office for Davidson County, TN.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 5209 Lana Renee Court, 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 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 30th day of April, 1999.

William C. Johns

Lynn G. Johns

058617
IDENTIF. ↑ REFERENCE

99 MAY -6 PM 1:20
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

MAIL EMV.

2480 05/06 0101 CASHIER 4

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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Personally appeared before me,the undersigned, a Notary Public in and for said County and State, the within named William C. Johns and wife, Lynn G. Johns, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

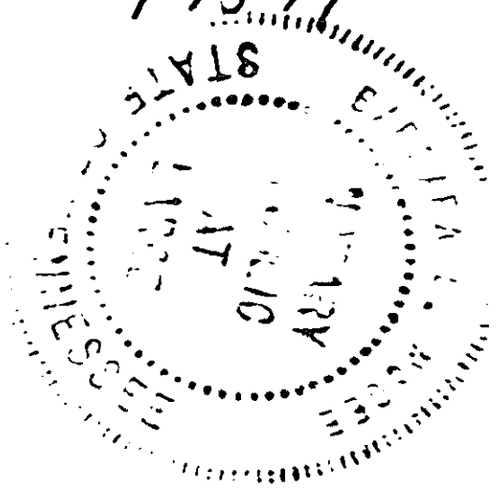
Witness my hand and official seal at Hermitage , Tennessee this 30th day of April, 1999

Commission expires:

9-18-99

Barbara L. McGee

Notary Public



OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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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

0583617

IDENTIF. & REFERENCE

99MAY -6 PM 1:21

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CANT

	127000.00
CON TX	469.90
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	480.90
CHECK	480.90

05/06/99 01 13:24 0001 2480

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1457151