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

BOOK 11473 PG. 791

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $130,000.00.

Dorothy S. Osborne
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4/28/99

Notary Public

MY COMMISSION EXPIRES: April 1, 2002

(AFFIX SEAL)

mail **THIS INSTRUMENT WAS PREPARED BY**
Harold Reeves, Attorney, PC, 1281-G North Mt. Juliet Road, Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dorothy S. Osborne	First Trust Mortgage Company	42.1140
101 Diane Court	6525 Quail Hollow	
Madison, Tennessee 37115	Memphis, Tennessee 38120	
(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, **LORETTA ANN MARTIN AND HUSBAND HENRY W MARTIN**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DOROTHY S. OSBORNE, 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. 5 on the Plan of Haven Acres, Section One, of record in Plan Book 2331, Page 89, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to James Comer Robinson and wife, Nell H. Robinson by deed of record in Book 4958, Page 990, said Register's Office. The said James Comer Robinson and wife, Nell H. Robinson having since been deceased and the said Loretta Ann Martin, being the only heir at law of James Comer Robinson and wife, Nell H. Robinson as evidenced by Affidavit of Inheritance of record in Book 8326, Page 778, Register's Office for Davidson County, Tennessee.

Henry W. Martin herein joins to convey any and all rights and interests he may have, if any.

THIS conveyance is made subject to easements, restrictions, , encumbrances and ordinances as they affect the premises.

unimproved ☐

This is improved ☒ property, known as 101 Diane Court, Madison, TN 37115

(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 28th day of April, 1999.

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Loretta Ann Martin
Loretta Ann Martin

Henry W Martin
Henry W Martin

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Louise N. Tynes, a Notary Public in and for said County and State, the within named Loretta Ann Martin and Henry W Martin, 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 office, this 28th day of April, 1999

Commission expires: April 1, 2002

NOTARY PUBLIC

Louise N. Tynes
Notary Public

0585603

99 MAY 11 PM 2:23

4600 05/11/99 0101 CHECK 492.00

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11473 PG. 793

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

0585603

IDENTIF. & REFERENCE

99 MAY 11 PM 2:23

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	130000.00
CON TX	481.00
PRFEE	1.00
UDEED	8.00
CFEE	2.00
TOTAL	492.00
CHECK	492.00

05/11/99 01 14:26 0001 4600

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1459252