# WARRANTY DEED

BOOK 11480 PG. 494

**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $91,900.00

Anthony W. Castle
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th day of May, 1999

L. Scott Hubbard
Notary Public

MY COMMISSION EXPIRES: 3/21/2001

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

**THIS INSTRUMENT WAS PREPARED BY**

Michael Troy Haley, Attorney (NAME) | 1100 Kermit Dr Ste 204 Nashville, TN 37217 (ADDRESS)

| ADDRESS NEW OWNERS(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| **Anthony W. Castle** (NAME) | **SAME** | **73-5-150.00** |
| **2302 Demarius Drive** (STREET ADDRESS/ROUTE NUMBER) | (STREET ADDRESS) | |
| **Nashville, TN 37216** (CITY/STATE/ZIP) | (CITY/STATE/ZIP) | |

FOR AND IN 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, I,

**Deliliah M. Drake, a widow who has not remarried, by and through her lawful Attorney in Fact, Farris Wayne Drake**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Anthony W. Castle**

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. 48 on the Plan of Riverwood Heights Subdivision, Addition No. 3, of record in Plan Book 2083, page 16, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Herschel F. Drake and wife, Deliliah M. Drake by deed from Everett West, Sr., of record in Book 4064, page 634, said Register's Office. The said Herschel F. Drake having since died on October 21, 1971, thereby vesting title to the above property in Deliliah M. Drake as surviving tenant by the entireties.

Subject to all matters shown on the Plan of record in Book 2083, page 16, in the Register's Office of Davidson County, Tennessee.

Subject to restrictions as set out in Book 2813, page 177, in the Register's Office of Davidson County, Tennessee, and otherwise of record.

County property taxes for 1999 have been prorated between the parties and subsequent years to be paid by the Grantees.

MAIL ENV. 99 MAY 17 AM 10:14 DAVIDSON COUNTY, TENN.

87496 05 REFERENCE

This is unimproved ( )
improved ( X ) property, known as 2302 Demarius Drive (House Number/Street) Nashville (City/Town) TN (State) 37216 (Postal Code)

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 day of May, 19 99

Deliliah M. Drake by Farris Wayne Drake Attorney in Fact
Deliliah M. Drake, by Farris Wayne Drake, Attorney in Fact

Pursuant to Power of Attorney Recorded Simultaneously Herewith

**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Farris Wayne Drake, Attorney in Fact for Deliliah M. Drake,** the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that

_____he_____executed the within instrument for the purposes therein contained, by signing the name of Deliliah M. Drake by himself as Attorney in Fact for said Deliliah M. Drake, pursuant to Power of Attorney being recorded simultaneously herewith.

BOOK 11480 PG. 495

Witness my hand and official seal at **Brentwood, TN**, this 14th **day of May, 1999**.

Notary Public

Commission Expires: 3/21/2001

SCOTT HUBBARD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

99 MAY 17 PM 12:53
RECORDED

# OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

Book 11480 Page 495-A

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

05874499

REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

99 MAY 17 AM 10:15

REFERENCE

CHRT 91900.00
COJ TX 340.03
PRFEE 1.00
MISC 8.00
CFEE 2.00
TOTAL 351.03
CHECK 351.03

05/17/99 01 10:10 0001 6601

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

**No.** 1461229