BOOK 11487 PG. 469

[Space Above This Line for Recording Data]

# WARRANTY DEED

**This Indenture** made this **14th** day of **May, 1999** between **Affordable Housing Resources, Inc.,** , GRANTOR, and **Ronnell F. Griffin, unmarried** , as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

**Being Lot No. 1 on the Plan of Rains Avenue Property of record in Plat Book 9700, page 487, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.**

**Being a portion of the same property conveyed to The Resource Foundation, Inc. by Warranty Deed from Herbert H. Redmond and wife, Shirley A. Redmond of record in Book 10526, page 220, Register's Office for Davidson County, Tennessee. Said property having since been conveyed to Affordable Housing Resources, Inc. by Quitclaim Deed from The Resource Foundation, Inc. of record in Book 10986, page 334, Register's Office for Davidson County, Tennessee.**

**Subject to all matters of record in Plat Book 9700, page 487, Register s Office for Davidson County, Tennessee.**

**Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.**

303.30

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever; and we do covenant with 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF,** Grantor s hereunto set grantor's hand(s) and seal this **14th** day of **May, 1999.**

**Affordable Housing Resources, Inc.**

**E. D. Latimer Executive Director**

MAIL ENV.

IDENTIFICATION REFERENCE

05889388

99 MAY 20 PM 2:06

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

County of Davidson

State of Tennessee

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared E. D. Latimer with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged him/her self to be the Executive Director of the Affordable Housing Resources, Inc., and that he/she as such Executive Director executed the foregoing instrument for the purpose therein contained by signing the name of Affordable Housing Resources, Inc. by him/her self as Executive Director. Witness my hand and official seal this 14th day of May, 1999.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN
My Commission Expires May 26 2002

**********

County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $79000

Affiant

Subscribed and sworn before me this 14th day of May, 1999.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

JENNIFER R. FIERCE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN
My Commission Expires May 26 2002

**********

**Prepared by:**
Equity Search, Inc.
2323 21st Avenue S. #506
Nashville, TN 37212

**Address of New Owner**
Ronnell F. Griffin
129 Rains Avenue
Nashville, Tennessee 37203

**Send Tax Bills to:**
GMAC Mortgage Corporation
100 Witmer Road
Horsham, PA 19044-0963

**Map & Parcel Number:**

Map 105-7 Parcel 274

# OFFICIAL RECEIPT

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

**RECEIVED OF** _____

**FOR** _____

Book 11487 PG 462

BOOK 11487 PG 462

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

0589388

IDENTIF. & REFERENCE

99 MAY 20 PM 2:06

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

| | |
|---|---|
| [illegible] | 75000.00 |
| [illegible] TX | 292.30 |
| PRFEE | 1.00 |
| UFEE | 8.00 |
| CFEE | 2.00 |
| TOTAL | 303.30 |
| CHECK | 303.30 |

[illegible] 14:10 0001 B602

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

**No.** 1463210