WARRANTY DEED

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$86,200.00**

Robert J. Kiger
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **17TH** DAY OF MAY, **1999**.

Kimberly R Parker
Notary Public

MY COMMISSION EXPIRES: ~~February 19, 2002.~~
(AFFIX SEAL) 2-18-01

KIMBERLY R. PARKER NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TN

BOOK 11490 PG. 669

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Company, 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert J. Kiger	**CTX Mortgage Company**	**44-10-21**
(NAME)	(NAME)	
1312 Donelson Avenue	**P.O. Box 199000**	
(ADDRESS)	(ADDRESS)	
Old Hickory, TN 37138	**Dallas, TX 75219-9000**	
(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, **Paul Bede Hammond**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Robert J. Kiger, unmarried**, 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, Tennesse, being Lot No. 6 on the Plan of the Resubdivision of Lot No. 6 Rolling Green Subdvision, recorded in Book 5210, Page 198, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Paul Bede Hammond by deed of record in Book 8398, Page 947, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐
This is improved ☒ property, known as **1312 Donelson Avenue, Old Hickory, TN 37138**
(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 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.

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

99 MAY 24 PM 12:46
REGISTER
DAVIDSON COUNTY, TN.

RECEIPT # 290436
MAP & REFERENCE

BOOK 11490 PG. 670

Witness **my/our hand(s)** this **17th day of May, 1999**.

Paul Bede Hammond

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named Paul Bede Hammond the bargainor, 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.

Witness my hand and official seal at Nashville, Tennessee, this 17th day of May, 1999.

Commission expires: 2-18-01

Notary Public

NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11490 PG. 671

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

0590436

IDENTIF. & REFERENCE

99 MAY 24 PM 12:4

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

CAMT	86200.00
CON TX	316.94
PRFEE	1.00
MIFED	8.00
CFEE	2.00
TOTAL	329.94
CHECK	329.94

05/24/99 01 12:49 0001 9770

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1464365