PREPARED BY (AND RETURN TO):

**WILKINS & IVEY**
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W & I Ref: (40907) Title No: 40907
Dav. Co. File: Box 8

05923349
IDENTIFICATION REFERENCE
99 MAY 27 PM 4:15
DAVIDSON COUNTY, TN

| ADDRESS NEW OWNER: | RESPONSIBLE FOR TAX PAYMENT: |
|---|---|
| David M. Stamps<br>Sarah B. Stamps<br>710 Baxter Lane<br>Brentwood, TN 37027 | Same<br><br>BOOK 11498 PG. 243 |

**TAX MAP-PARCEL NUMBERS: 160-07-004 and 160-07-003**

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of **$ 260000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Carol Stamps Taylor, Executrix of the Estate of Marion B. Stamps Estate with full power to lease, mortgage or otherwise encumber any real property,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **David M. Stamps and spouse, Sarah B. Stamps,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in the 6th, formerly the 8th, Civil District being the easterly 89.4 feet of Lot No. 3 and the westerly 267.2 feet of Lot No. 4 on the Plan of the Subdivision of Baxter 110 acre tract of land, east of Franklin Turnpike Road, not of record and described according to a copy of a survey thereof made by William Collier Parrish, Associates, dated February 26, 1956, as follows:

BEGINNING at a point in the center line of Baxter Lane, 356.2 feet easterly from the southeast corner of Lot No. 2 on said unrecorded plan; thence leaving said Lane, parallel to the original line between Lots 2 and 3 along a new fence, 488.8 feet to a point in the south line ot the TVA property; thence with the line of said property easterly parallel to the center line of Baxter Lane, 356.6 feet to a point, which is 178.4 feet west of the northeast corner of Lot No. 4; thence southerly 488.8 feet to the center line of Baxter Lane; thence with the center line of the same, westerly 356.6 feet to the point of beginning.

BEING the same property conveyed to Marion B. Stamps and wife, Sara Anne Stamps by deed from James G. DeLacey and wife, Mae Evelyn DeLacey of record in Book 4590, page 634, Register's Office for said County. The said Marion B. Stamps and Sara Anne Stamps have since died with Sara Anne Stamps predeceasing Marion B. Stamps. the Last Will and Testament of Marion B. Stamps of record in Will Book 220, page 563, Seventh Circuit Court for Davidson County, Tennessee, Probate Division, appointed Carol S. Taylor as Executor with full power to lease sell, mortgage or otherwise encumber any real property. Letters Testamentary of record in Minute Book 430, page 490, Seventh Circuit Court for Davidson County, Tennessee, Probate Division.

**Description Reference:** The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to: Taxes for 1999, and subsequent years.

**This is improved property, known as:** 710 Baxter Lane, Brentwood, TN 37027

**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, Grantee's heirs or assigns, forever.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

**GRANTOR FURTHER COVENANTS** and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

**WITNESS THE EXECUTION HEREOF** this 26th day of May, 1999.

Carol Stamps Taylor
**Carol Stamps Taylor, Executrix**

BOOK 11498 PG. 244

**State of Tennessee**
**County of Davidson**

On this 26th day of May, 1999, before me the undersigned authority, personally appeared **Carol Stamps Taylor, Executrix** and , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: 3/27/2002

Angela H. Brown
Notary Public

**State of Tennessee**
**County of Davidson**

3.757 05/27 01.01 03CHECK 973-01

**AFFIDAVIT**

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 260000.00

David M. Stamps
Affiant

Sworn and subscribed before me on the 26th day of May, 1999.

My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires 2/18/99

Notary Public

*Wldoc: Deed Wty—12/92*

# OFFICIAL RECEIPT

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

**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 |

BOOK 11498 PG. 245

0592349

IDENTIFICATION REFERENCE

99MAY 27 PM 4:15

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT 260000.00
CON TX 962.01
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 973.01
CHECK 973.01

05/27/99 01 16:18 0001 1757

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

**No.** 1466327