27A

**STATE OF TENNESSEE**
**COUNTY OF Davidson**

BOOK 11508 PG. 970

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $183,500.00.

Ellen C. Steele
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 28th day of May, 1999.

Notary Public

My Commission Expires: 10/22/01

**WARRANTY DEED**

99 JUN -3 PM 12:52
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

X 4565 06/03 0101 03CHECK 689.95

0594999

IDENTIFICATION REFERENCE

**THIS INSTRUMENT WAS PREPARED BY**

Sidwell & Barrett, P.C.
121 First Avenue South, Ste 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
Timothy Lauer and Angela Lauer
5050 Brevity Lane
Nashville, TN 37220

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
146-12

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Barry G. Steele and Ellen C. Steele** hereinafter referred to as Grantor, hereby transfers and conveys to **Timothy Lauer and Angela Lauer** hereinafter referred to as Grantee, his 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. 211, Section Two, Crieve Hall Estates Subdivision, as of record in Book 2133, page 45, Register's Office for Davidson County, to which plan reference 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 Barry G. Steele and wife, Ellen C. Steele, by deed from Benjamin V. Marquis and wife, Cheryl B. Marquis, as of record in Book 7251, page 573, Register's Office for Davidson County, Tennessee.

County taxes for the year 1999 are a lien but not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes when they become due and payable.

This conveyance is made subject to all conditions, restrictions, easements, and all other matters of record in the Register's Office of Davidson County, Tennessee.

This is improved property known as 5050 Brevity Lane, Nashville, TN 37220.

**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**, his heirs and assigns forever, and I do covenant with the said **GRANTEE** that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said **GRANTEE**, his 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 28th day of May, 1999.

Barry G. Steele

**Barry G. Steele**

Ellen C. Steele

**Ellen C. Steele**

**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 Barry G. Steele and Ellen C. Steele, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 28th day of May, 1999.

Notary Public

10/22/01

My Commission Expires

# OFFICIAL RECEIPT

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

**RECEIVED OF** _____

**FOR** _____

BOOK 11508 PG. 972

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

0594999

IDENTIFICATION REFERENCE

99 JUN -3 PM 12:52

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

| | |
|---|---|
| CAMT | 183500.00 |
| CON TX | 678.95 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 689.95 |
| CHECK | 689.95 |

06/03/99 01 12:55 0001 4565

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

**No.** 1469080