BOOK 11510 PG. 271

WARRANTY DEED

KIMBERLY K. RUTHERFORD COUNTY, TENNESSEE NOTARY PUBLIC AT LARGE

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

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$71,000.00**

Angela Lake
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **25TH DAY OF MAY, 1999.**

Kimberly K. Lake
Notary Public 2-18-01

MY COMMISSION EXPIRES: February 19, 2002.

(AFFIX SEAL)

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
Rhonda Anne Russell	**Union Planters Bank, National Association**	**108-3-171**
(NAME)	(NAME)	
1115 Waggoner Court West	**401 Union Street**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	**Nashville, TN 37219**	
(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, **Richard Harlan Embry, unmarried**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Rhonda Anne Russell, 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, Tennessee, being Lot No. 145-B on the Plan of Zone Lot Division of Patio Villa, Section 6, of record in Book 6250, Pages 570 and 571, Register's Office for said County, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Richard Harlon Embry, unmarried by deed of record in Book 11284, Page 591, 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 **1115 Waggoner Court West, Nashville, TN 37214**
(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.

0595290
DEED AND REFERENCE
99 JUN-3 PM 4:15
ELL LONG REGISTER
DAVIDSON COUNTY, TN.
06/03 0101 03CHECK 273.70
482

Witness **my/our hand(s)** this **25th day of May, 1999**.

Richard Harlan Embry

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 Richard Harlan Embry 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 25th day of May, 1999.

Commission expires: 2-16-01

Notary Public

PUBLIC AT LARGE RUTHERFORD COUNTY, TE

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 11510 PG. 273

99 JUN -3 PM 4:15

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

0595290

ID: [illegible] REFERENCE

CAMT	71000.00
CON TX	262.70
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	273.70
CHECK	273.70

06/03/99 01 16:18 0001 4862

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1469372