Box 61
810

BOOK 11513 PG. 827

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $125,000.00

Subscribed and sworn to before me, this 1st day of June, 1999.

JAMIE L. TAYLOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires:

My Commission Expires November 24, 2001

Benjamin Okeke
Affiant

Jamie L. Taylor
Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY FIRST TITLE CORPORATION 1161 MURFREESBORO ROAD SUITE 324 NASHVILLE, TN 37217	
NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
NAME: BENJAMIN OKEKE AND WIFE, LATONDRA OKEKE	NAME: SAME
STREET ADDRESS: 905 SEPTO COURT	STREET ADDRESS:
CITY: ANTIOCH STATE: TN	CITY: STATE:
ZIP CODE: 37013 MAP & PARCEL NO. 149-7A-92	ZIP CODE:

99 JUN-7 AM 9:07

05961152

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, *JERRY BUTLER, A MARRIED MAN*,

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO *BENJAMIN OKEKE AND WIFE, LATONDRA OKEKE*,

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LAND in Davidson County, Tennessee, being Lot Number 92 on the Plan of Chelsea Village, as of record in Plat Book 7900, Pages 119, 120, and 121, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description thereof.

Being a part of the same property conveyed to Jerry Butler herein by deed from Monouchehr Farazmand and wife, Malakah Ahmadzadeh, dated January 3, 1994, and recorded January 10, 1994, in Book 9216, Page 57, Registers Office for Davidson County, Tennessee.

5781 06/07 0101 03CHECK 473.50

THIS IS IMPROVED PROPERTY KNOWN AS: 905 SEPTO COURT, ANTIOCH, TENNESSEE 37013

THIS PROPERTY AT NO TIME HAS BEEN USED OR OCCUPIED AS THE PRINCIPAL RESIDENCE BY THE GRANTOR, HIS SPOUSE OR ANY DEPENDENT CHILDREN.

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, 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.

WITNESS MY HAND THIS 1st DAY OF JUNE, 1999.

JERRY BUTLER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 1st day of June, 1999, before me personally appeared JERRY BUTLER, A MARRIED MAN to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal.

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN.

My Commission Expires

My Commission Expires
November 24, 2001

Notary Public

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WARRANTY DEED

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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

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BOOK 11513 PG. 829

	CAMT
	125000.00
CON TX	462.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	473.50
CHECK	473.50

06/07/99 01 09:10 0001 5781

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1470277