WARRANTY DEED

BGTC-99-1460

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 96,000.00

Nancy Tyner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
27th DAY OF May 19 99

Judy Edwards
Notary Public

MY COMMISSION EXPIRES
(AFFIX SEAL)

JUDY P. EDWARDS NOTARY PUBLIC DAVIDSON CO. LAR

My Commission Expires September 13, 1999

1310 Memorial Blvd., Springfield, TN 37172
122 Heritage Park Dr., Ste. 200, Murfreesboro, TN 37129
100 Hazel Path, Suite A, Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076
1187 Vultee Boulevard, Nashville, TN 37217

557 Sam Ridley Pkwy. W, Suite A, Smyrna, TN 37167
155 Franklin Rd., Suite 150, Brentwood, TN 37027
1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nancy Tyner (NAME)	Guaranty Trust Company (NAME)	60-3-88
141 Oak Park Drive (ADDRESS)	640 Broadmor Boulevard, Ste. 100 (ADDRESS)	
Nashville, Tennessee 37207 (CITY) (STATE) (ZIP)	Murfreesboro, TN 37129 (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, Carl P. Davidson and wife, Delores H. Woodruff Davidson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nancy Tyner, married

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. 103 on the Plan of Oak Park Subdivision, Section 1, as of record in Book 3600, Page 84; amended in Book 3864, Page 82, Register's Office for said County.

Being the same property conveyed to the within named grantors by deed of even date, which instrument is being recorded simultaneously herewith.

Said Lawrence W. Tyner joins in this Deed of Trust for the purpose of conveying and waiving any and all right, title and interest, if any, he may have in and to the said property. The said Lawrence W. Tyner having no personal liability in connection with the loan to which reference is made herein.

Being the same property conveyed to Carl P. Davidson and wife, Delores H. Woodruff Davidson by Quitclaim Deed from Jonathan J. Foley, Jr., Trustee of record in Book 6753, page 559, said Register's Office.

7249 06/07 0101 03CHECK 366.20

MAIL ENV.

99 JUN -9 AM 9:12

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

0597520

IDENTIFICATION REFERENCE

unimproved ( )
This is improved (X) property, known as 141 Oak Park Drive, Nashville, Tennessee 37207
(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.

Witness our hand s this 27th day of May, 19 99

Carl P. Davidson

Carl P. Davidson

Delores H. Woodruff Davidson

Delores H. Woodruff Davidson

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 Carl P. Davidson and wife, Delores H. Woodruff Davidson

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 27th day of May, 1999.

Commission expires

NOTARY PUBLIC
JUDY BERNIA
DAVIDSON COUNTY, TENNESSEE
My Commission Expires September 18, 1999

LARGE Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, a Notary Public within and for the State and County aforesaid, personally appeared

and with whom I am personally acquainted and who upon oath(s) acknowledged to be the

and respectively of the

the within named bargainor, and corporation, and that as such

and being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said as such , and attesting the same by the said as such .

Witness my hand and official seal at office at on this the day of 19 .

My commission expires

Notary Public

RETURN TO:
CUMBERLAND TITLE COMPANY

- ☐ 100 Hazel Path, Suite A, Hendersonville, Tennessee 37075
- ☐ 1187 Vultee Boulevard, Nashville, Tennessee 37217
- ☐ 1310 Memorial Boulevard, Springfield, Tennessee 37172
- ☐ 1885-C Ft. Campbell Boulevard, Clarksville, Tennessee 37042
- ☐ 122 Heritage Park Dr., Ste. 200, Murfreesboro, Tennessee 37130
- ☐ 4733 Andrew Jackson Pkwy. #1-C, Hermitage, Tennessee 37076
- ☐ 557 Sam Ridley Pkwy W., Suite A, Smyrna, Tennessee 37167
- ☒ 155 Franklin Road, Suite 150, Brentwood, Tennessee 37027

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11518 PG. 727

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

0597520

IDENTIFICATION REFERENCE

99 JUN -9 AM 9:12

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT 96000.00
CON TX 355.20
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 366.20
CHECK 366.20

06/09/99 01 09:16 0001 7248

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1471723