WARRANTY DEED

BOOK 11525 PG 295

EFSBO 99-2613

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 122,500.00

Barbara E. Wright
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June 19 99

Notary Public

MY COMMISSION EXPIRES 3/23/2002
(AFFIX SEAL)

1310 Memorial Blvd Springfield, TN 37172 | 122 Heritage Park Dr., Ste 304, Murfreesboro, TN 37129 | 100 Nagel 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

357 Sam Ridley Pkwy W Suite A, Smyrna, TN 37167 | 135 Franklin Rd., Suite 150, Brentwood, TN 37027 | 1889 C Ft Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Barbara Evelyn Wright (NAME)	Not Applicable (NAME)	64
202 Cameron Court (ADDRESS)	(ADDRESS)	11-0-A
Hermitage, Tennessee 37076 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	9

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, Miriam Nancy Duggin unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Barbara Evelyn Wright, 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:

Being Lot No. 9 on the Plan of Caleb Chase, a Planned Unit Development, as of record in Plat Book 6280, Page 821 & 822, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

0931 06/11 0101 03CHECK 482.75

Being the same property conveyed to Miriam Nancy Duggin by deed from Macon Somerville of record in Deed Book 10401, page 579, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Deed Book 6743, page 805, Book 6777, page 453, and Book 7189, page 553, Register's Office for said County.

Storm Water Detention Agreement of record in Book 6548, page 557, Register's Office for said County.

Quitclaim Deed of common area to Caleb Chase Homeowner's Association of record in Book 7242, Page 554, Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

FILED 11 JUN 99 PM 3:

RECEIVED FOR RECORD
DAVIDSON COUNTY, TN
REGISTER'S OFFICE

99060096

This is improved (X) unimproved ( ) property, known as 202 Cameron Court, Hermitage, Tennessee 37076 (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 my hand this 10th day of June 19 99

Miriam Nancy Duggin

Miriam Nancy Duggin

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 Miriam Nancy Duggin

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hermitage, Tennessee, this 10th day of June, 19 94.

Commission expires [illegible]

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 forgoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the name 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 _____

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 11525 PG. 297

0599096

RECEIVED FOR REFERENCE

99 JUN 11 PM 3:40

DAVIDSON COUNTY, TN
REGISTER'S OFFICE

CAMT

	127500.00
CON TX	471.75
PRFEE	1.00
MDEED	8.00
CFEE	2.00
TOTAL	482.75
CHECK	482.75

06/11/99 01 15:43 0001 8931

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1473382