mail

This Instrument Prepared By:
Brokers Escrow Services, Inc.
P. O. Box 140255
211 Donelson Pike, Suite 2
Nashville, Tennessee 37214

BOOK 11538 PAGE 872

ADDRESS NEW OWNER:
JOHN DAVIS and EVELYN DAVIS
315 Edwin Street
Nashville, Tennessee 37207

SEND TAX BILL TO:
To New Owner

MORTGAGEE:
PARKWAY MORTGAGE
1700 Galloping Hill Road
Kenilworth, New Jersey 07033

MAP **71-7**
PARCEL **213**

3018 06/27 0101 03CHECK 295.90

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **TIMOTHY W. DAVIS and wife, ELISSA DEON DAVIS,** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do transfer and convey unto **JOHN DAVIS and wife, EVELYN DAVIS**, hereinafter called the GRANTEES, their heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 23 on the Plan of Trinity Heights, of record in Plat Book 332, Page 4, Register's Office for said County, to which reference is hereby made for a more complete description.
>
> Being the same property conveyed to Timothy W. Davis and wife, Elissa Deon Davis by Deed from Robert Walter Jones and wife, Elsie Joan Jones of record in Book 7682, Page 957, Register's Office for Davidson County, Tennessee.

This is improved property known as 315 Edwin Street, Nashville, Tennessee 37207.

Taxes for the current year have been settled between the parties. This conveyance is also made subject to the following matters:

1. Subject to plan of record in Plat Book 332, Page 4, Register's Office for Davidson County, Tennessee.

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 GRANTORS do covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out and GRANTORS do further covenant and bind themselves, their 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.

99 JUN 22 PM 3:37

REGISTER
DAVIDSON COUNTY, TN.

06002873

IDENTIFICATION REFERENCE

WITNESS my hand this the 15th day of June, 1999.

TIMOTHY W. DAVIS

ELISSA DEON DAVIS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **TIMOTHY W. DAVIS and ELISSA DEON DAVIS**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal at office this 15th day of June, 1999.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

My Commission Expires: February 3, 2001

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual value or consideration, whichever is greater, for this transfer is $77,000.00.

AFFIANT

Subscribed and sworn to before me on this 15th day of June, 1999.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

My Commission Expires: February 3, 2001

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11538 PAGE 874

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

06002873

IDENTIFICATION REFERENCE

99 JUN 22 PM 3:37

REGISTER
DAVIDSON CO. TN.

CAMT	77000.00
CON TX	284.90
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	295.90
CHECK	295.90

06/22/99 01 15:43 0001 3018

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1481560