BNL

WARRANTY DEED

BOOK 11543 PAGE 482

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $76,250.00

Johnetta Teter
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF JUNE, 1999

NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

Dorothy R Parker
Notary Public

MY COMMISSION EXPIRES: ~~May 26, 2002.~~ 2-18-01

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Johnetta Teter	**Norwest Mortgage, Inc.**	**150-7-459**
(NAME) **3388 Oak Trees Court**	(NAME) **P.O. Box 5137**	
(ADDRESS) **Antioch, TN 37013**	(ADDRESS) **Des Moines, IA 50306-5137**	
(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, **Martin L. Ward and wife Kristin L. Ward and Leo M. Ward unmarried**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Johnetta Teter unmarried John Teter and wife Dolores Teter**, 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. 61B on the Plan of Lakeshore Woods Section Three of record in Plat Book 6250, Page 375, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Martin L. Ward and Leo M. Ward unmarried & and wife Kristin L. Ward by deed of record in Book 10392, Page 280, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Leo M. Ward by Martin L. Ward as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 1543, Page 481, in the Register's Office for Davidson County, Tennessee.

4341 06/25 01:01 CHECK 293.13

unimproved ☐

This is improved ☒ property, known as **3388 Oak Trees Court, Antioch, TN 37013**

(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.

0604092
RECEIVED FOR REFERENCE
99 JUN 25 PM 2:15

Witness my/our hand(s) this 23rd day of June, 1999.

Leo M. Ward by Martin L. Ward ATT'Y IN FACT

Leo M. Ward

Martin L. Ward

Kristin L. Ward

Kristin L. Ward

BOOK 11543 PAGE 483

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 Martin L. Ward and wife, Kristin L. Ward 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 instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 6/23/99 .

Kimberly R. Parker

Notary Public

Commission expires: 2-18-01

KIMBERLY R. PARKER NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 6/23/99 before me personally appeared Martin L. Ward, the person who executed the foregoing instrument on behalf of Leo M. Ward, and acknowledged that he executed the same as the free act and deed of the said Leo M. Ward, through Power of Attorney granted him, by the said Leo M. Ward.

Kimberly R. Parker

Notary Public

Commission Expires: 2-18-01

KIMBERLY R. PARKER NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11543 PAGE 484

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

99 JUN 25 PM 2:1

0604092

INSTRUMENT # REFERENCE

CAMT 76250.00
CON TX 282.13
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 293.13
CHECK 293.13

06/25/99 01 14:21 0001 4341

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1482836