WARRANTY DEED

BOOK 11554 PAGE 435

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $133,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF JUNE, 1999.

Notary Public

MY COMMISSION EXPIRES: 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
David D. Farmer	FT Mortgage Companies d/b/a Sunbelt National Mortgage	135-14-0-A098.00
(NAME)	(NAME)	
416 Black Mountain Drive	2974 LBJ Freeway Suite 200	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Dallas, TX 75234	
(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, Stanley T. Hatch and Sherry D. Hatch, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID D. FARMER, 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. 79 on the Plan of Pinnacle Point Subdivision Phase III of record in Plat Book 6900, Pages 391,392 and 393, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Stanley T. Hatch and wife Sherry D. Hatch by deed of record in Book 07665, Page 164, Register's Office for Davidson County, Tennessee.

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

unimproved ☐

This is improved ☒ property, known as **416 Black Mountain Drive, 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.

0606836
IDENTIF. ↗ REFERENCE

99 JUL -1 PM 5:33
BILL GARDNER REGISTER
DAVIDSON COUNTY, TN.

07-205 RECEIVED FOR TAX

Witness my/our hand(s) this 25th day of June, 1999.

Stanley T. Hatch

Sherry D. Hatch

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 Stanley T. Hatch and Sherry D. Hatch 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 25th day of June, 1999.

Notary Public

Commission expires: 2-18-01

KIMBERLY R. PARKES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

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 11554 PAGE 437

0606836

IDENTIF. & REFERENCE

99 JUL -1 PM 5:33

RECEIVED IN THE REGISTER
DAVIDSON COUNTY, TN.

CAMT	133000.00
CON TX	492.10
PRFEE	1.00
VDEED	8.00
CFEE	2.00
TOTAL	503.10
CHECK	503.10

07/01/99 01 17:34 0001 7251

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1485684