47

BOOK 11561 PAGE 403

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF June 19 99

Notary Public

MY COMMISSION EXPIRES: 11-27-99
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marion O. Trueheart	First American National Bank	MAP 43-7
(NAME)	(NAME)	
320 Myatt Drive	First American Center	PARCEL 53
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	Nashville, Tennessee 37237-0209	11D 53570
(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, Anthony B. Colston and wife, Melinda K. Colston

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marion O. Trueheart, 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:

Land in Davidson County, Tennessee, being Lot No. 44 of Tract 13, of an unrecorded plan of record in Book 1130, Page 37, Register's Office for said County, known as the Anderson Estates and more fully described according to a plan made by H. Gee, Surveyor, dated August 5, 1946.

Said Lot begins at a point on the westerly margin of Myatt Drive 361.6 feet from a monument on the northwest corner of Thornton Avenue and Myatt Drive; thence westwardly between the common lines of Lots No. 44 and 45, 136 feet to the common corners of Lots Nos. 44, 45, 56 and 57; thence southwardly between the common lines of Lots Nos. 44 and 57, 65 feet to the common corner of Lots Nos. 43, 44, 57 and 58; thence easterly between the common lines of Lots Nos. 43 and 44, 136 feet to a point on the westerly margin of Myatt Drive; thence along said margin northwardly 65 feet to the point of beginning.

INCLUDED in the above described property, but expressly EXCLUDED from this conveyance is property conveyed to Metropolitan Government of Nashville & Davidson County, Tennessee, by deed of record in Book 4374, Page 60, Register's Office for Davidson County, Tennessee, more particularly described as follows:

Beginning at a point in the present westerly right-of-way line of Myatt Drive at the southeast corner of the Williams' land; thence westerly along the southerly line of the Williams' lands, 10 feet to the new proposed westerly right-of-way line of Myatt Drive; thence northerly along the new proposed right-of-way line of Myatt Drive, 65 feet to a point in the northerly property line of the Williams' lands; thence easterly along the northerly property line

CONTINUED

unimproved ( )
This is improved (X) property, known as 320 Myatt Drive, Madison, TN 37115
(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 28th day of June, 19 99

Anthony B. Colston

Melinda K. Colston

DCTN01W 12/88 First Data Systems, Inc. 1-800-626-5427

LEGAL DESCRIPTION CONTINUATION

of the Williams' lands, 10 feet to Williams' northeast corner; the same being in the present westerly right-of-way line of Myatt Drive; thence southerly along the present right-of-way line of Myatt Drive, 65 feet to the point of beginning and containing 650 square feet.

Being the same property conveyed to Anthony B. Colston and wife, Melinda K. Colston, by deed from Harvey E. Tobitt and Mary Bell Scott, of record in Book 11129, page 598, Register's Office for Davidson County, Tennessee.

BOOK 11561 PAGE 405

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 Anthony B. Colston and wife, Melinda K. Colston

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 Goodlettsville, Tennessee, this 28th day of June 19 99

Commission expires 11-27-99

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

NOTARY PUBLIC

DAVIDSON COUNTY, TN.

99 JUL -7 AM 10:20

REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

RECEIVED FOR REFERENCE

06088730

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 11561 PAGE 406

0608730

99 JUL -7 AM 10:21

REGISTER
DAVIDSON COUNTY, TN.

CAMT	69900.00
CON TX	258.63
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	273.63
CHECK	273.63

07/07/99 01 10:22 0001 9299

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1487683