# WARRANTY DEED

ANDREW JOHNSON NOTARY PUBLIC MY COMMISSION EXPIRES 3-28-03

BOOK 11582 PAGE 382

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSACTION IS
$ 116,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 16 DAY OF July, 1999

Notary Public

MY COMMISSION EXPIRES: 3-28-03
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SERVICE TITLE & ESCROW COMPANY, INC.,
4721 TROUSDALE DRIVE, SUITE 216, NASHVILLE, TENNESSEE 37220

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP & PARCEL NO. |
|---|---|---|
| Rosalyn D. Word | Franklin American Mortgage Co. | |
| 2133 Riverway Drive | 501 Corporate Centre Drive Ste. 400 | 053-06-0-A-171.00 00 |
| Old Hickory, TN 37138 | Franklin, TN 37067 | |

FOR AND IN 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, David A. Blier and wife, Marian Lynn Blier HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rosalyn D. Word, 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. 171 on the plan of Phase Two, Waterford Subdivision, of record in Book 7900, pages 412 and 413, Register's Office for said County, to which Plan and Record thereof are incorporated herein and made a part hereof by reference.

Being part of the same property conveyed to David A. Blier and wife, Marian Lynn Blier, by deed from W. L. Bainbridge, Inc., a Tennessee Corporation, of record in Book 8673, page 549, Register's Office for Davidson County, Tennessee.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

99 JUL 21 PM 2:12
RECEIVED & RECORDED
DAVIDSON COUNTY, TN
06144354

THIS IS IMPROVED (X) UNIMPROVED ( ) PROPERTY KNOWN AS:

2133 Riverway Drive, Old Hickory, TN 37138
(HOUSE NUMBER) (STREET) (CITY) (STATE) (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(s) this the 16 day of July, 1999.

David A. Blier

Marian Lynn Blier

Marian Lynn Blier

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public of the State and County aforesaid, David A. Blier and wife, Marian Lynn Blier, the within named 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 purpose therein contained.

WITNESS my hand, at office, this the 16th day of July, 1999.

Karen Saylor
NOTARY PUBLIC

My Commission Expires: 1-20-02

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared ~~David A. Blier~~ _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged _____ to be President (or other officer authorized to execute this instrument) of the _____, the within named bargainor, a corporation, and that _____ as such _____, being authorized to do so, executed the foregoing instrument for the purpose therein, by signing the name of the corporation by _____ as _____.

WITNESS my hand and seal, at office in _____, this the _____ day of _____, 19____.

_____
NOTARY PUBLIC

My Commission Expires:_____

# 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 |

06143544

MAP/PARCEL # REFERENCE

99 JUL 21 PM 2:12

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| | AMT |
|---|---|
| | 116000.00 |
| CON TX | 429.20 |
| FRFEE | 1.00 |
| MISCED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 440.20 |
| CHECK | 440.20 |

07/21/99 01 14:16 0001 5352

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

**No.** 1493655