Return to: Brain Smith
P.O. Box 443
Gallatin Tn.
37066

WARRANTY DEED

BOOK 11584 PG. 466

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 123,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14 DAY OF July 1999

Notary Public

MY COMMISSION EXPIRES: 9-28-02
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON CO.

THIS INSTRUMENT WAS PREPARED BY
Steve Waters, Atty., 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steven Smith	F. T. Mortgage Co.	33-11-60
(NAME)	(NAME)	
107 Oaklynn Drive	10741 King William Dr.	
(ADDRESS)	(ADDRESS)	
Madison, Tn 37115	Dallas Tx. 75220	
(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, Glen T. Allen and wife, Lela Ann Allen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steven Smith and wife, Carol Smith and Joyce J. Schaubert as tenants by the entirety with the right of survivorship.

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:

Being Lot number 251 on the Plan of Primrose Acres, Section III of record in Book 2900, page 71, Register's Offfice for said County.

Said Lot number 251 fronts 120 feet on the westerly side of Oaklynn Drive and extends back 165.5 feet on the northerly line and 189.3 feet on the southerly line to a dead line measuring 119.6 feet thereon.

Being the same property conveyed to Glen T. Allen and wife, Lela Ann Allen by deed from Frank Szijarto of record in Book 7519, page 858, Register's Office, Davidson County, Tennessee

FILED FOR RECORD
99 JUL 22 PM 4:10
DAVIDSON COUNTY TN
REGISTER'S OFFICE
011888
REC 07/22 0101 CHECK 467.95

unimproved ( )
This is improved (X) property, known as 107 Oaklynn Drive, Madison, Tennessee 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 14th day of July 1999

Glen T. Allen

Lela Ann Allen

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 Glen T. Allen and wife, Lelia Ann Allen, 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 14th day of July 1999.

STEVEN G. WATERS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

My Commission Expires SEPT. 23, 2000

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 _____ .

My commission expires _____

_____
Notary Public

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11584 PG. 468

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

0611888

REGISTER'S OFFICE

SEP 22 PM 4:10

PHOTO COPY NEEDED
QUALITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

PART
122500.00
DEN TX 456.75
PRFEE 1.00
MDEED 8.00
CFEE 2.00
TOTAL 467.75
CHECK 467.75
17/22 '97 01 1d#1A 0001 3920

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1494218