WARRANTY DEED

KIMBERLY RUTHERFORD NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY

BOOK 11589 PG. 990

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $147,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF JULY, 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 L. Berkheimer	**Mortgage Portfolio Services, Inc.**	**150-12-A 135**
(NAME) **1104 Quaise Moor West**	(NAME) **4144 N. Central Expressway #850**	
(ADDRESS) **Antioch, TN 37013**	(ADDRESS) **Dallas, TX 75204**	
(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, James G. Beene, II and Marcia M. Beene, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID L. BERKHEIMER AND KATHERINE E. BERKHEIMER, 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. 630 on the Plan of Phase V-B, Somerset of record in Plat Book 7900, Page 575, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to James G. Beene, II and wife, Marcia M. Beene by deed of record in Book 9404, Page 288, 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 **1104 Quaise Moor West, 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.

0616420
IDENTIF. ✦ REFERENCE

99 JUL 27 PM 12:53

BILL GARNER REGISTER
DAVIDSON COUNTY, TN.

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

James G Beene II

Marcia M. Beene

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 James G. Beene, II and Marcia M. Beene 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 23rd day of July, 1999.

Commission expires: 2-18-01

Notary Public

NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TN

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

0616420
IDENTIF. ↑ REFERENCE

99 JUL 27 PM 12:53

BILL GARRETT JR. REGISTER
DAVIDSON COUNTY, TN.

BOOK 11589 PG. 992

CASH
14T500.00
TOM TX 345.75
FEES 1.00
MISC 8.00
CFEE 2.00
TOTAL 356.75
CHECK 356.75
[illegible] 12:57 0001 7576

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1495843

7-99 VOID

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