Box 52

BOOK 11591 PG. 298

STATE OF TENNESSEE
COUNTY OF
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 109,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
22nd DAY OF July 19 99

Notary Public

MARIE A. SWEENEY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

MY COMMISSION EXPIRES 6/15/2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Cradic	First Trust Mortgage Company	MAP 51-2
(NAME)	(NAME)	
212 Rhine Drive	P.O. Box 17257	PARCEL 4
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	Memphis, TN 38187-0257	11D 11360
(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, Terry Wade Augustin and wife, Cynthia Augustin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Cradic, Single

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. 111 on the Plan of Sherry Heights, Section III, as of record in Book 2331, Pages 126 and 127, Register's Office for Davidson County, Tennessee, to which plan is hereby made for a more complete description.

BEING the same property conveyed to Terry Wade Augustin and wife, Cynthia Augustin, by deed from Louis P. Augustin and wife, Barbara J. Augustin, and Terry Wade Augustin, of record in Book 10101, Page 744, Register's Office for said County.

Louis P. Augustin executes this instrument as Attorney in Fact for Terry Wade Augustin and Cynthia Augustin pursuant to Powerof Attorney recorded simultaneously herewith in the Register's Office for Davidson County, Tennessee.

Terry Wade Augustin and Terry Augustin being one and the same person.
Cynthia Augustin and Cynthia S. Augustin are one and the person.

06167880
IDENTIF. + REFERENCE
99 JUL 28 AM 8:
BILL GARRETT REGISTER
DAVIDSON COUNTY, TENN.
60

unimproved ( )
This is improved (X) property, known as 212 Rhine 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 22nd day of July 19 99

Terry Wade Augustin

Cynthia Augustin

By: Louis P. Augustin POA
Louis P. Augustin, Attorney-in-Fact

By: Louis P Augustin POA
Louis P. Augustin, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____ day of _____ 19_____.

Commission expires _____ _____
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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 22nd day of July, 19 99, before me, the undersigned, a Notary Public in and for said County and State, personally appeared LOUIS P. AUGUSTIN, to me known to be the person who executed the foregoing instrument in behalf of TERRY WADE AUGUSTIN & CYNTHIA AUGUSTIN and acknowledged that he executed the same as the free act and deed of the said TERRY WADE AUGUSTIN and CYNTHIA AUGUSTIN.

Witness my hand and seal at Goodlettsville, Tennessee, this the 22nd day of July, 199 9.

Commission expires May 28 2000

Notary Public

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

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11591 PG. 300

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

06016788

IDENTIF. & REFERENCE

99 JUL 28 AM 8:09

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

109500.00
[illegible] TX 405.15
[illegible]FEE 1.00
[illegible] 0.00
CFEE 2.00
TOTAL 418.15
CHECK 418.15
07/28/99 01 08:13 0001 7900

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1496219