FILE BOX 45

# WARRANTY DEED

BOOK 11628 PAGE 416

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 110,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
17th DAY OF August 19 99

Notary Public

MY COMMISSION EXPIRES: 3/24/01

(AFFIX SEAL)

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

**THIS INSTRUMENT WAS PREPARED BY**
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Lois Jean Pennington | Source One Mortgage Services | MAP 150-8 |
| (NAME) | (NAME) | |
| 3505 Daisy Trail | 27555 Farmington Road | PARCEL 44 |
| (ADDRESS) | (ADDRESS) | |
| Antioch, TN 37013 | Farmington Hills, MI 48334-3357 | |
| (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, BiJoy E. John and wife, Dotty A. John

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lois Jean Pennington, 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:

BEING Lot No. 327, on the Plan of The Country, Section 7-B, of record in Plat Book 6250, Page 505, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description. 0101 03CHECK 418.00

BEING the same property conveyed to BiJoy E. John and wife, Dotty A. John by deed from Keith Seibel, of record in Book 10102, Page 578, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 6594, Page 639, Register's Office for said County.

This conveyance is subject to any and all existing restrictions and easements of record.

99 AUG 20 PM 1:53
REGISTER
DAVIDSON COUNTY, TN.

0626784
JUVENILE & REFERENCE

unimproved ( )
This is improved ( X ) property, known as 3505 Daisy Trail, 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.

Witness our hand s this 13th day of August 1999

BiJoy E. John

Dotty A. John

FILE BOX 45

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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

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STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, Jennifer W Davis a Notary Public within and for the State and County aforesaid, personally appeared Bijoy Easso John and Dotty Ann John, the bargainors with whom I am personally acquainted and who upon ~~xxxxxxxxxx~~ oath(s) acknowledged that they ~~xxxxx~~ executed the within instrument for the purposes ~~xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx~~ therein contained. ~~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 NBC Bank 6660 Poplar Ave. on this the 13 day of August 19 99.

My commission expires MY COMMISSION EXPIRES JULY 30, 2002

Jennifer W. Davis
Notary Public

STATE OF Davidson
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Dotty A. John, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument on behalf of BiJoy E. John as his Attorney in Fact as the free act and deed of the within named BiJoy E. John.

Witness my hand and official seal at _____, Tennessee the _____ day of August 1999.

My Commission Expires: _____ _____

STATE OF Tennessee
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dotty A. John, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.
Witness my hand and official seal at _____, Tennessee, this _____ day of August 1999.

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 |

0626784
IDENTIF. ↑ REFERENCE

99 AUG 20 PM 1:53

REGISTER
DAVIDSON COUNTY, TN.

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| | |
|---|---|
| CAMT | 110000.00 |
| CON TX | 407.00 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 418.00 |
| CHECK | 418.00 |

08/20/99 01 13:53 0001 8728

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

**No.** 1504751