304
35

BOOK 11641 PAGE 899

# WARRANTY DEED

File No: 00292541

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| John C. Drummond | First American National | BankMap 78 |
| [NAME] | [NAME] | |
| 5330 Tidwell Hollow Rd. | P.O. Box 1193 | Parcel 51 |
| [STREET ADDRESS OR ROUTE NUMBER] | [STREET ADDRESS] | |
| Nashville, TN 37218 | Jackson, MS 39215 | |
| [CITY] [STATE] [ZIP] | [CITY] [STATE] [ZIP] | |

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------($10.00) Dollars, cash in hand paid by Grantee(s) and other good and valuable consideration accepted as cash the receipt and sufficiency of which are hereby acknowledged.

Billy R. McElhaney and wife Delores M. McElhaney

have this day bargained and sold, and do hereby transfer and convey unto the said John C. Drummond and wife, Julia Hendrix Drummond

the Grantees herein, their (successors), heirs and assigns, certain real estate in DAVIDSON County Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

STATE OF Tennessee
COUNTY OF Williamson

The actual consideration or value which ever is greater, for this transfer is $ 192,900.00

Affiant

Subscribed and sworn to before me, this 26TH day of AUGUST

Notary Public

My Commission Expires: My Commission Expires MAR. 23, 2002

[Affix Seal]

ERIC J. YORK NOTARY PUBLIC AT LARGE 26TH DAVIDSON COUNTY, TENN.

unimproved ( )
This is improved ( X ) property known as 5330 Tidwell Hollow Road, Nashville
[House Number] [Street] [P.O. Address] [City or Town]

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenants that we are lawfully seized and possessed of real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, out heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 26TH day of AUGUST, 19 99, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Billy R. McElhaney
Billy R. McElhaney

Delores R. McElhaney
Delores M. McElhaney
R. Dmc

STATE OF Tennessee
COUNTY OF Williamson

BOOK 11641 PAGE 900

Personally appeared before me Eric York, a Notary Public in and for said County and State Billy R. McElhaney and wife Delores R. McElhaney, the within named bargainor, 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 Williamson COUNTY, Tennessee, this 26TH day of AUGUST, 19 99.

ERIC J. YORK NOTARY PUBLIC LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 23, 2002

Notary Public
Eric York

Commission expires _____

STATE OF
COUNTY OF

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

Witness my hand and seal, at office in _____, this _____ day of _____, 19 _____.

_____Notary Public

Commission expires _____

THIS INSTRUMENT WAS PREPARED BY:

JOSEPH B. PITT, JR., ATTORNEY
414 UNION STREET, SUITE 1800
NASHVILLE, TN 37219

**WARRANTY DEED**

**FROM**

_____

**TO**

_____

_____

Compliments of
**Chicago Title Insurance Company**
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

99 AUG 31 AM 10:06
WILL HARRELL REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
06305 65

EXHIBIT "A"

Land in the 13th Civil District of Davidson County, Tennessee, desribed according to a survey made by Southern Land Surveying Company, Inc. dated December 2, 1967, as follows:

Beginning on the southeasterly margin of Tidwell Hollow Road at the northwest corner of the property conveyed to Wilburn Easrl Harrison and wife, of record in Book 4198, page 674, Register's Office for said County; thence with said Harrison's northern boundary line south 40° 31' east 1,569.74 feet; thence north 66° 20' east 206.66 feet; thence north 43° 31' west 1,626.20 feet to the southeasterly margin of Tidwell Hollow Road; thence with the same south 49° 29' west 198.8 feet to the beginning, containing 7.29 acres, more or less.

Being the same property conveyed to Billy R. McElhaney and wife, Dolores R. McElhaney, by deed from Danny C. Marchesi and wife Cecilia C. Marchesi, of record in Book 4601, Page 363, Register's Office for Davidson County, Tennessee.

8829 08/31 0101 03CHECK 691.23

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 11641 PAGE 902

| | | |
|---|---|---|
| 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 |

0630565

IDENTIF. ↑ REFERENCE

99 AUG 31 AM 10:06

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

| | |
|---|---|
| CHNT | |
| | 152900.00 |
| CON TX | 676.73 |
| PRFEE | 1.00 |
| MBEED | 12.00 |
| CFEE | 2.00 |
| TOTAL | 691.73 |
| CHECK | 691.73 |

08/31/99 01 10:06 0001 2829

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

**No.** 1510884