Box 58

WARRANTY DEED

BOOK 11646 PAGE 483

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $120,000.00

Marie Lucky
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF AUGUST, 1999.

Daphne D Camp
Notary Public

MY COMMISSION EXPIRES: May 28, 2003.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3354 Perimeter Hll Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Katherine Warren Dean	First Trust Mortgage Company	91-15-137
(NAME)	(NAME)	
5207 Nevada Avenue	115 East Park Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Brentwood, TN 37027	
(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, **Robin S. Clark, an unmarried woman**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Katherine Warren Dean, an unmarried woman**, 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 the westerly 60 feet of the easterly 210 feet on the northerly one half of Block 15 on the Map of Realty Savings Trust Co., Subdivision as of record in Book 421, Page 18, Register's Office for said County.

Said part of said Block 15 fronts 60 feet on the southerly margin of Nevada Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Robin S. Clark, single, by deed of record in Book 9674, Page 738, 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 5207 Nevada Avenue, Nashville, TN 37209
(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.

06315566

RECEIVED FOR REFERENCE
99 SEP -2 AM 10:13
D.L. [illegible] REGISTER
DAVIDSON COUNTY, TN.

4 09/02 0101 CSCHECK 455.00

Witness my/our hand(s) this 27 day of August, 1999.

x Robin S Clark
Robin S. Clark

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 Robin S. Clark, 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 Nashville, Tennessee this 27th day of August, 1999.

Commission expires: ~~May 28, 2003~~ 5/26/2002

~~Tammy L. Jones~~ Victor Hazelwood
Notary Public

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11646 PAGE 485

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

0631566
IDENTIFICATION REFERENCE

99 SEP -2 AM 10: 13

REGISTER
DAVIDSON COUNTY, TN.

AMT
1[illegible]000.00
CON TX 444.00
PRFEE 1.00
MISC 8.00
CFEE 2.00
TOTAL 455.00
CHECK 455.00
[illegible] 10:13 0001 3884

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1511926