Realty 48A

BOOK 11652 PAGE 597

Prepared by:
Lassiter, Tidwell & Hildebrand
Attorneys at Law
428 Wilson Pike Circle
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $177,900.00

Amy C. Patrick
Affiant

Subscribed and sworn to before me, this 3rd day September, 1999.

Notary Public
My commission expires:

TERESA L. BEARD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires 5-20-2003

| Address of New Owner: | Send Tax Bills to: | Tax-Information |
|---|---|---|
| Jason D. Patrick | SunTrust Bank, Nashville, N.A. | 181-01-0-A |
| 6840 Sunnywood Drive | 201 Fourth Avenue North | 026.00CO |
| Nashville TN 37211 | Nashville, TN 37244 | |

## WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Yazdian Construction, Inc. hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to Jason D. Patrick and wife, Amy C. Patrick hereinafter called the Grantees their successors 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. 29 on the Plan of Sugar Valley, Section One, of record in Plat Book 9700, Page 374 and amended in Book 9700, Pages 709-711, said Register's Office, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Yazdian Construction, Inc. by deed from Hurley-Y, L.P., of record in Book 11485, Page 153, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 6840 Sunnywood Drive, Nashville, Tennessee 37211

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 successors and assigns, forever. Grantor covenant with Grantees that Grantor is lawfully seised 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. Grantor does further covenant and bind itself and its heirs, successors and assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

06331164
MEMO ☐ REFERENCE
99SEP-7 PM 2:27
JILL [illegible] REGISTER
DAVIDSON COUNTY, TN.
5560 09/07 0101 03CHECK 669.23

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 my hand this 3rd day of September, 1999.

Yazdian Construction, Inc.

By: _____
Fred Yazdian
President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public within and for said county and state, Fred Yazdian, the President of Yazdian Construction, Inc. with whom I am personally acquainted, and who acknowledged himself to be the President of Yazdian Construction, Inc., the within named bargainor, and that he as such President, being authorized so to do executed the within instrument for the purpose therein contained

Witness my hand, at office in Brentwood, Tennessee, this 3rd day of September, 1999.

_____
Notary Public

TERESA L. BEARD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

My Commission expires:

My Commission Expires
5-20-2003

# 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 |

0633164

REFERENCE

99 SEP -1 PM 2:21

REGISTER
DAVIDSON COUNTY, TN.

BOOK 11652 PAGE 599

| | |
|---|---|
| CAMT | 177900.00 |
| CON TX | 658.23 |
| PRFEE | 1.00 |
| MDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 669.23 |
| CHECK | 669.23 |

09/07/99 01 14:27 0001 5560

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

**No.** 1513575