BOOK 11666 PAGE 245

RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

The actual consideration or value for this transfer is $ 192,500.00 .

Affiant

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

SWORN TO AND SUBSCRIBED before me this 15th day of SEPTEMBER, 1999.

NOTARY PUBLIC

My Commission Expires: 9-29-2001

MITCHELL A. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

This instrument was prepared by:
Leroy Johnston Ellis, IV, Attorney
306 Gay Street, Suite 200
Nashville, TN 37201
file 99080052

# WARRANTY DEED

| ADDRESS NEW OWNER(S) | SEND TAX BILLS TO: | MAP / PARCEL NO. |
|---|---|---|
| Marshall Breeding, &<br>Zorica Breeding<br>2512 Essex Place<br>Nashville, Tennessee 37212 | Guaranty Trust Company<br>640 Broadmor Boulevard #100<br>Murfreesboro, TN 37129 | 104-11 / 262.00 |

*FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by Marshall Breeding and wife, Zorica Breeding, and other good and valuable consideration, the receipt of which is hereby acknowledged,*

We, **EDDIE R. CANTRELL**, and wife, **NANCY K. CANTRELL**, the GRANTORS herein, have bargained and sold, and by these presents do transfer and convey unto:

**MARSHALL BREEDING** and wife, **ZORICA BREEDING**, the GRANTEES herein, their heirs and assigns in fee simple absolute, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 91 on the Plan of Bransford Realty Company's Subdivision of the Edgar Jones Home Place, as of record in Plat Book 421, page 7, Register's Office for said County, to which plan reference is made for a more complete description.

Being all the same property conveyed to Stephen B. Cantrell, unmarried, and Eddie R. Cantrell and wife, Nancy K. Cantrell by deed from Heritage Properties, Inc. of record in Book 7564, page 116, and re-recorded in Book 7585, page 215, Register's Office for Davidson County, Tennessee, Stephen B. Cantrell having conveyed all his right title and interest to the said Eddie R. Cantrell and wife Nancy K. Cantrell by instrument of record in Book 11652, page 577, said Register's Office.

The above description is the same as in the previous deed of record.

*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. 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:*

*1999 Property taxes are to be prorated and assumed by the GRANTEES.*

*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..*

*Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.*

This is improved property known as: 2512 Essex Place, Nashville, TN 37212.

Witness our hands this 15 day of SEPTEMBER, 1999.

Eddie R. Cantrell
Eddie R. Cantrell

Nancy K Cantrell
Nancy K. Cantrell

BOOK 11666 PAGE 246

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Leroy Johnston Ellis, IV, a Notary Public in and for said County and State, the within named Eddie R. Cantrell and Nancy K. Cantrell the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument, for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 15 day of SEPTEMBER, 1999.

NOTARY PUBLIC

My Commission Expires: May 28, 2000

**********


9602 09/17 0101 03CHECK 723.25

06369 13

99 SEP 17 PM 2:27


# WARRANTY

# DEED

*From: Eddie R. Cantrell*
*and wife,*
*Nancy K. Cantrell*

*To: Marshall Breeding*
*and wife,*
*Zorica Breeding*

*Property:*

*2512 Essex Place*
*Nashville, TN. 37212*

*This Instrument was Prepared by:*


*Leroy Johnston Ellis IV*
*Attorney at Law*
*306 Gay Street, Suite 200*
*Nashville, Tennessee 37201*
*(615) 256-5003*


*:wp9\h-olinh\cantrell*

# OFFICIAL RECEIPT

**BILL GARRETT**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

**RECEIVED OF** _____

**FOR** _____

BOOK 11666 PAGE 247

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

0636913

99 SEP 17 PM 2:27

| | |
|---|---|
| CAMT | 192500.00 |
| CON TX | 712.25 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 723.25 |
| CHECK | 723.25 |

09/17/99 01 14:30 0001 9602

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

**No.** 1517561