WARRANTY DEED

BOOK 11666 PAGE 934

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $74,900.00

Thomas J. Meador
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF SEPTEMBER, 1999.

Elizabeth E Split
Notary Public

MY COMMISSION EXPIRES: May 26, 2002
(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
Thomas J. Meador	Thomas J. Meador	118-04-0127
(NAME)	(NAME)	
535 Fairlane Drive	530 ~~535~~ Fairlane Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Nashville, TN 37211	
(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, Richard Burnett and Linda Hall and Ernest Jeffery Burnett, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas J. Meador, 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. 21, of Hardwood Heights, Section 2, as of record in Book 2330, Page 38, Register's Office for Davidson County, Tennessee.

Said Lot No. 21 fronts 60 feet on the southerly side of Fairlane Drive and runs back 167.8 feet on the westerly line and 167.9 feet on the easterly line to a dead line measuring 60 feet thereon.

Being the same property conveyed to Ernest J. Burnett and wife Edith Faye B. Burnett, by deed of record in Book 2481, Page 635, Register's Office for Davidson County, Tennessee.
Edith Faye B. Burnett predeceased Ernest J. Burnett. The said Ernest J. Burnett having since died in testate, leaving said property to his three heirs, Richard Burnett, Linda Hall and Ernest Jeffery Burnett. Reference Davidson County Probate Court Docket # 98P1775.
This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as 535 Fairlane Drive, Nashville, TN 37211

(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.

06371113
REFERENCE
99 SEP 20 AM 8:49
0812 09/20 0101 03CHECK 288.13

Witness my/our hand(s) this 15th day of September, 1999.

Ernest Jeffery Burnett

Ernest Jeffery Burnett

Richard Burnett

Richard Burnett

Linda Hall

Linda Hall

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and state, the within named Richard Burnett and Linda Hall and Ernest Jeffrey Burnett 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 Nashville, Tennessee this 15th day of September, 1999.

Commission expires: May 26, 2002

Elizabeth E. Triplett

Elizabeth E. Triplett Notary Public

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11666 PAGE 936

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

0637113

REFERENCE

99 SEP 20 AM 8:49

CAMT	74900.00
CON TX	277.13
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	288.13
CHECK	288.13

09/20/99 01 08:52 0001 9812

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1517766