WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $75,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF SEPTEMBER, 1999.

Notary Public

MY COMMISSION EXPIRES

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Parker L. Lyda, II	Molton, Allen & Williams Corporation	163-11B76
(NAME)	(NAME)	
104 Beech Forge Drive	1000 Urban Center Drive, Suite 500	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Birmingham, AL 35242	
(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, Patricia Haley Olert F/K/A Patricia Haley an unmarried person, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Parker L. Lyda, II Unmarried and Parker Linwood Lyda Sr. Unmarried, As Joints Tenants with right of survivorship, 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:

BOOK 11692 PAGE 579

Land in Davidson County, Tennessee, and being Lot No. 76 on the plan of Bell Forge Village, 2nd Revision, Section Four, a P.U.D., as of record at Book 6250 Page 201 (amending Book 6250 Page 131) Register's Office for said County, to which reference is hereby made and the same incorporated herein for a complete description of said lot.

Being the same property conveyed to Patricia Haley an unmarried person by deed of record in Book 9957, Page 459, 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 **104 Beech Forge Drive, Antioch, TN 37013**

(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.

06437705
RECEIVED FOR REFERENCE
30OCT-6 AM10:41
291.28
CHECK 0101 DEPOSIT 10/00

Witness my/our hand(s) this 30th day of September, 1999.

Patricia Haley Olert

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 Patricia Haley Olert F K A Patricia Haley and JOHN OLERT an unmarried person the bargainor, 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 30th day of September, 1999.

Commission expires: 3-18-01

Notary Public

BOOK 11632 PAGE 580

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11692 PAGE 581

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	PRBFEE	PROBATE FEE

0643705

99 OCT -6 AM 10:42

CASH	7000.00
FDR TX	280.38
PRBFEE	1.00
MTGTX	8.00
CFEE	2.00
TOTAL	291.38
CHECK	291.38

10:44 0001 0789

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1524664