BOOK 11719 PAGE 124

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS [redacted] TRANSFER IS $81,900.00.

Hilary F. Sharkey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE October 15, 1999 1999.

Notary Public

MY COMMISSION EXPIRES: April 1, 2002

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, PC, 1281-G North Mt. Juliet Road, Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hilary F. Sharkey	GMAC Mortgage Corporation	162-01-0-F-49.00
418 Claircrest Drive	5544 Franklin Road, Suite 202	
Antioch, Tennessee 37013	Nashville, Tennessee 37220	
(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, REBECCA SELL, A SINGLE PERSON JOSEPH SELL, A SINGLE PERSON JAMES SELL II AND WIFE,, KIMBERLY A. SELL, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HILARY F. SHARKEY, A SINGLE PERSON , 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:

Land in Davidson County, Tennessee, being Lot 49 on the Plan of Clairmont, Phase 6, a Plan Unit Development, as of record in Book 7900, Page 44, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Rebecca Sell, Joseph Sell and James Sell II by deed from Jim Sell and wife Carolyn Sell of record in Book 10270, Page 351, said Register's Office.

This is the same description as in previous deed of record.

THIS conveyance is made subject to easements, restrictions, , encumbrances and ordinances as they affect the premises.

unimproved ☐

This is improved ■ property, known as 418 Claircrest 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 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.

0650963
IDENTIF. & REFERENCE
99 OCT 27 AM 9:24
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

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/our hand(s) this Oct. 14, 1999

James Sell II
James Sell II

Rebecca Sell
Rebecca Sell

Kimberly A. Sell
Kimberly A. Sell

Joseph Sell
Joseph Sell

STATE OF Tennessee
COUNTY OF Washington

Personally appeared before me, Joan Sell, a Notary Public in and for said County and State, the within named Rebecca Sell, a single person Joseph Sell, a single person James Sell II and wife,Kimberly A. Sell, 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 office, this 14th day of October, 1999.

Commission expires: Jan 31, 2001

Joan Sell
Notary Public

NOTARY PUBLIC LARGE STATE OF TENNESSEE

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11719 PAGE 126

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

0650963

[illegible] REFERENCE

99 OCT 27 AM 9:24

[illegible] REGISTER
DAVIDSON COUNTY, TN.

			CAMT	B1900.00
			CON TX	303.03
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	314.03
			CHECK	314.03
10/27/99	01	09:28	0001	449B

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1532272