# WARRANTY DEED

BOOK 11755 PAGE 858

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 167,090.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
23rd ~~DAY OF~~ November 1999

Notary Public

MY COMMISSION EXPIRES: 5-10-03
(AFFIX SEAL)

ROBERT L SCRUGGS NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

**THIS INSTRUMENT WAS PREPARED BY**
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Lee Ann Adams | Fifth Third Bank, Kentucky Inc | MAP 116-12-D |
| (NAME) | (NAME) | |
| 541 Armistead Place | 250 W. Main Street | PARCEL 541 CO |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37215 | Lexington, KY 40507 | |
| (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, Mary Lynn Waggoner, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lee Ann Adams, 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:

Land in Davidson County, Tennessee, being Unit No. 541 on the Plan of Burlington Condominiums, Phase III, of record in Book 6250, page 103, Register's Office for Davidson County, Tennessee, a horizontal property regime as established by the Master Deed of record in Book 6011, page 653, as amended in Book 6194, page 440 and in Book 6362, page 405, said Register's Office, to all of which reference is hereby made.

Being the same property conveyed to Mary Lynn Waggoner, unmarried, by deed of record in Book 10453, page 88, said Register's Office.

This conveyance is subject to (a) 1999 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 6250, page 103, said Register's Office; (c) restrictive covenants of record in Book 5863, page 796 and Book 5863, page 815, said Register's Office; and (d) Master Deed and Bylaws of reocrd in Book 6011, page 653, Book 6194, page 440 and Book 6352, page 405, said Register's Office.

This is improved ( X ) property, known as 541 Armistead Place, Nashville, Tennessee 37215 (House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)
unimproved ( )

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.

Witness my hand this 23rd day of November 1999

Mary Lynn Waggoner

11/23/99 0101 03CHECK 629.24

FILED FOR RECORD AND RECORDED IN OFFICE
99 NOV 24 AM 10:46
BILL BURNETT REGISTER
DAVIDSON COUNTY, TN.

0660801

**RECORDERS MEMO**
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

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 Mary Lynn Waggoner, unmarried

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 23rd day of November 1999.

Commission expires _____

_____
Notary Public

NOTARY PUBLIC
Exp. 03/24/2001
DAVIDSON COUNTY TENNESSEE
PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ .

My commission expires _____

_____
Notary Public

# OFFICIAL RECEIPT

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

**RECEIVED OF** _____

**FOR** _____

BOOK 11755 PAGE 860

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVE |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | CFEE - COMPUTER FEE | PRFEE - PROBATE FEE |

0660801

IDENTIFICATION REFERENCE

99 NOV 24 AM 10:46

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN

| | |
|---|---|
| CAMT | 167090.00 |
| CON TX | 618.24 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 629.24 |
| CHECK | 629.24 |

11/24/99 01 10:48 0001 494

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

**No.** 1542574