Davidson County DEEDWARR
Recvd: 03/07/02 14:27 2pgs
Fees:13.00 Taxes:222.00

20020307-0028952

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00.

Clarence Edgar Chaney
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of February, 2002.

Linda V. Jones
Notary Public

MY COMMISSION EXPIRES: 7-23-05

LINDA V. JONES NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Southern Title Services, LLC, 321 West Main Street, Suite 201, Lebanon, TN 37087

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clarence Edgar Chaney	Chase Manhattan Mortgage Corporation	Map: 52-2-0
(NAME) 454 Lanier Drive	(NAME) P.O. Box 572405	Parcel 009.00
(ADDRESS) Madison TN 37115	(ADDRESS) Murray, UTAH 84157	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, **LORI MORRIS WOLFORD AND HUSBAND DANIEL R. WOLFORD**, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents does transfer and convey unto **CLARENCE EDGAR CHANEY, UNMARRIED**, hereinafter called the GRANTEE(S), 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 all of Lot No. 10 and the northerly one-half of Lot No. 9 on the Revised Plan of Rainbow Terrace, Block "E", according to plat thereof, recorded in Plat Book 1130, page 85, Register's Office for said County, to which plat reference is hereby made for more complete details of location and description of said lot.

Being the same property conveyed to Lori M. Morris, unmarried, by Warranty Deed of record in Book 9708, page 246, said Register's Office. The said Lori M. Morris, now known as Lori Morris Wolford.

Restrictive Covenants, Easements and Additional Exceptions:

Sanitary Sewer Easement and/or Storm Drainage Easement of record in Book 5137, page 537; and, any and all matters as shown on plat of record in Plat Book 1130, page 85; all of the Register's Office of Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 454 Lanier Drive, Madison, TN 37115
(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 GRANTEE(S), their heirs and assigns forever; and Grantor covenants with the said GRANTEE(S) that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, unless otherwise herein set out; and except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; and Grantor further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said land to the said GRANTEE(S), 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 our hands this 28th day of February, 2002.

Lori Morris Wolford

Lori Morris Wolford

Daniel R. Wolford

Daniel R. Wolford

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned Notary Public, personally appeared Lori Morris Wolford and Daniel R. Wolford who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 28th day of February, 2002.

Linda V. Jones

Notary Public

My Commission Expires: 7-23-05

(SEAL)

LINDA V. JONES
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

Mail After Recording To:
David W. Kious
Southern Title Services, LLC
321 West Main Street, Suite 201
Lebanon, TN 37087