Davidson County DEEDWARR
Recvd: 06/12/08 13:47 2 pgs
Fees:13.00 Taxes:1351.24

20080612-0060715

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WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$365,200.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **3RD DAY OF JUNE, 2008.**

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

I. DYKE TATUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires May 23, 2009

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Blvd., Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stanley B. Link	**Capital Mortgage Finance Corp.**	**89-0-3**
(NAME)	(NAME)	
7419 Lakeview Drive	**6310 Stevens Forest Road**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	**Columbia, MD 21046**	
(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, **Steve Moore, and wife Kathy Moore**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Stanley B. Link, and Melanie D. Lowe, husband and wife,** 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 the 8th Civil District of Davidson County, Tennessee, described according to a survey made by George W. Watkins, Surveyor, June 28, 1961 as follows:

BEGINNING at a point in the southeasterly margin of Lakeview Drive at the north corner of the property conveyed to William M. Judd and wife, by deed from Fred Webb Jackson and wife, of record in Book 3251, Page 316, Register's Office for said County:

THENCE with Judd's northeasterly line, south 40 deg. East 537 feet to a point in the northwesterly line of the property conveyed to Joe Marshall Spann and wife, by deed from Fred Webb Jackson and wife, of record in Book 2537, page 117, said Register's Office; thence with said Spann's northwesterly line north 47 deg. 45 min. east 58 feet to a 12-inch Mulberry at said Spann's northwest corner; thence north 42 deg. 15 min. east 136 feet to a 15 -sassafras; thence north 28 deg. 10 min. west 525 feet to the southerly margin of said drive; thence with the southerly margin of said drive south 51 deg. 30 min. west 300 feet to the beginning, containing 3.12 acres.

BEING the same property conveyed to Steve Moore and wife, Kathy Moore by deed from Karen M. Sawyers, etal. of record in Book 9767, page 633, in the Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as **7419 Lakeview Drive, Nashville, TN 37209**
(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.

Witness our hands this **3rd day of June, 2008**.

Steve Moore

Kathy Moore

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, of State and County aforesaid, personally appeared **Steve Moore, and wife Kathy Moore** with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be the persons who executed the foregoing instrument for the purpose therein contained, and that they executed the same as their free act and deed.

Witness my hand and official seal at Nashville, Tennessee this **3rd day of June, 2008**.

Commission expires:

I. DYKE TATUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires May 23, 2009

Notary Public