BOOK 8056 PAGE 43

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 71,175.16

Charles S. McCandless
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF February, 19 90.

Leon Sharber
Notary Public

MY COMMISSION EXPIRES: 5-27-93

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, 1161 MURFREESBORO ROAD, #505, NASHVILLE, TN 37217
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Barrett Lynn Jett (NAME) | SunTrust Mortgage, Inc. (NAME) | MAP 150 |
| 204 Towne Valley Court (STREET ADDRESS OR ROUTE NUMBER) | P. O. Box 100100 (STREET ADDRESS) | PARCEL 88 |
| Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP) | Atlanta, GA 30348 (CITY) (STATE) (ZIP) | |

FOR AND IN 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, Charles S. McCandless and wife, Zelda C. McCandless

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Barrett Lynn Jett and wife, Linda Gail Jett

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 No. 260 on the Plan of Towne Village of the Country, Secton III as of record in Book 5200, pages 268 and 269, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Charles S. McCandless and wife, Zelda C. McCandless by deed of record in Book 6252, page 221, Register's Office for Davidson County, Tennessee.

IT IS UNDERSTOOD AND AGREED that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 7216, page 73, Register's Office for Davidson County, Tennessee, which the grantee herein hereby assumes and agrees to pay. The escrow account in connection with said loan is hereby transferred to the grantee herein.

This conveyance is subject to any and all existing easements, building setback lines, and restrictions of record in Book 5635, page 545, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved ( X ) property, known as 204 Towne Valley Court, 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.

Witness our hand s this 28th day of February, 19 90

Zelda C. McCandless
Zelda C. McCandless

Charles S. McCandless
Charles S. McCandless

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 8056 PAGE 44

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles S. McCandless and wife, Zelda C. McCandless

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of February 19 90

Commission expires _____

Notary Public

STATE OF TENNESSEE

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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 _____, 19____.

My commission expires _____

Notary Public

8651 03/02 0101 03CHECK 241.96

WARRANTY DEED

FROM
Charles S. McCandless
Zelda C. McCandless

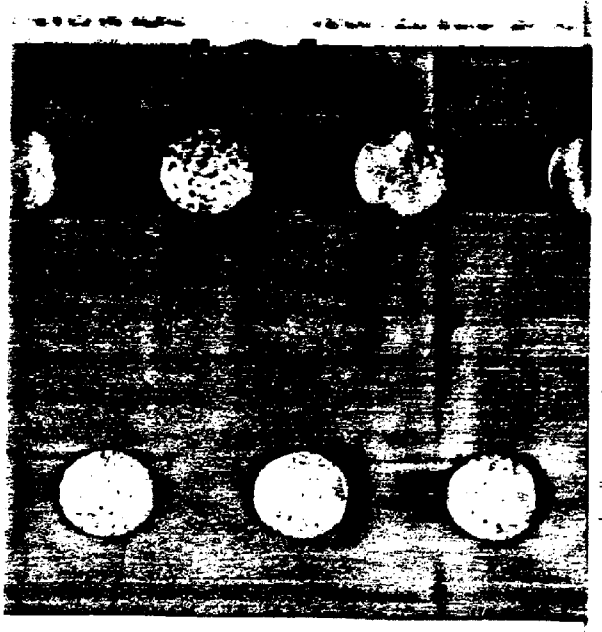
TO
Barrett Lynn Jett
Linda Gail Jett

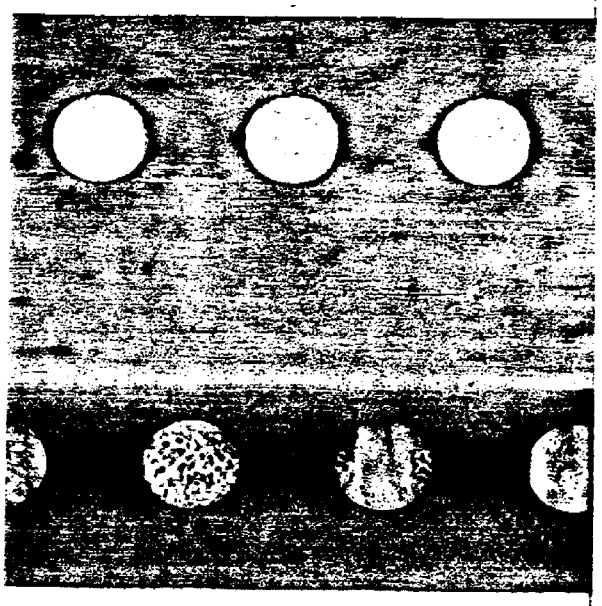
Return to:
LEON SHARBER, ATTORNEY
1161 MURFREESBORO ROAD, SUITE 505
NASHVILLE, TN 37217

RECEIVED FOR RECORD
MAR 2 9 13 AM '90
DAVIDSON COUNTY TN.

IDENTIFICATION REFERENCE

07570





**OFFICIAL RECEIPT**
**FELIX Z. WILSON, II**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 8056 PAGE 45

| | | |
|---|---|---|
| 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 | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

CAMT 71175.16
CON TX 234.96
PRFEE 1.00
MDEED 6.00
TOTAL 241.96
CHECK 241.96

03/02/90 01 09:13 0001 8651

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07570

IDENTIF. REFERENCE

MAR 2 9 13 AM '90

DAVIDSON COUNTY TN.

No. 297163