This instrument prepared by:
THOMAS N. JONES, ATTORNEY
339 Main Street
Franklin, Tn. 37064

mail

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NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL:
Walter J. Dondanville 439 Claircrest Drive Nashville, Tn. 37013	Sovran Mortgage Corporation 201 East Cary Street Richmond, Va. 23230	162-1b-28

6774 11/06 0101 03CHECK 234.96

W A R R A N T Y D E E D

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged which includes the assumption of a note secured by Deed of Trust of record in Book 7571, page 157, Register's Office of Davidson County, Tennessee, WE, **DAVID A. WEATHERBEE AND WIFE, KAREN L. WEATHERBEE** hereinafter called the Grantor, have bargained and sold and by these presents do transfer and convey unto **WALTER J. DONDANVILLE**, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Being Lot No. 28 on the Plan of Clairmont Subdivision, Phase 2, of record in Book 6050, page 323, Register's Office for said County, to which said plan reference is hereby made for a more complete legal description.
>
> Being the same property conveyed to David Alan Weatherbee and wife, Karen L. Weatherbee by deed from Clairmont Investors of record in Book 7571, page 154, Register's Office of Davidson County, Tn.

SUBJECT TO THE FOLLOWING:

1. 1991 Taxes are a lien and are now due and payable.
2. Covenants, conditions and restriction of record in Book 6988, page 552, Register's Office of Davidson County, Tn.
3. By-laws of record in Book 6988, page 552, Register's Office of Davidson County, Tn.
4. Articles of Incorporation of Clairmont Homeowners Association of record in Book 6988, page 536, Register's Office of Davidson County, Tn.
5. Dedication of the Common Area of record in Book 7370, page 995, Register's Office of Davidson County, Tn.
6. Storm Water Detention Agreement of record in Book 6719, page 701, Register's Office of Davidson County, Tn.

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, his 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 and have a good right to convey it and the same is unencumbered, unless otherwise herein set out;

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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 Grantee, his 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.

This property ( )unimproved (X) improved property is known as: 439 Claircrest Drive, Antioch, Tn. 37013

WITNESS OUR HAND(S) THIS 25th DAY OF OCTOBER, 1991 IN FRANKLIN, TENNESSEE.

SELLER: DAVID A. WEATHERBEE

SELLER: KAREN L. WEATHERBEE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary for said State and County, David A. Weatherbee and wife, Karen L. Weatherbee the within named bargainor(s) with whom I am personally acquainted and who acknowledge that they executed the foregoing instrument for the purposes therein contained.

Witness my hand this 25th day of October, 1991 in Franklin, Tn.

Notary Public

CYNTHIA G. WITT NOTARY PUBLIC TENN. WILLIAMSON CO.

My Commission Expires:

11/16/93

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater for this transfer is $60,802.90.

Walter Taylor Lamb
AFFIANT

Sworn to and subscribed to me, the undersigned, this 25th day of October, 1991, in Franklin, Tennessee.

Cynthia D. Witt
NOTARY PUBLIC

CYNTHIA D. WITT NOTARY PUBLIC WILLIAMSON CO.

MY COMMISSION EXPIRES:

11/16/93

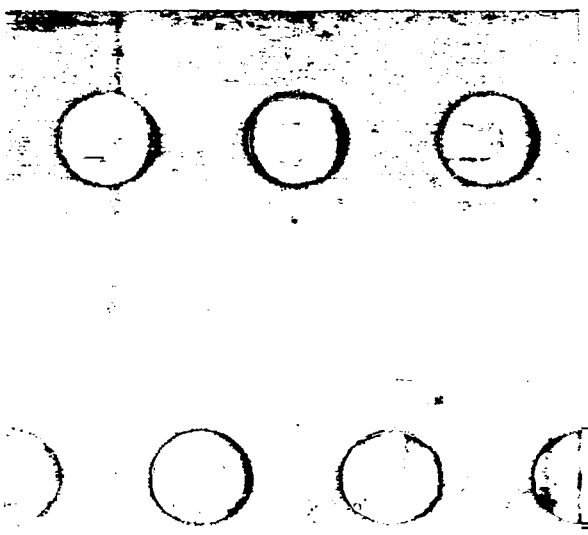
5.98.78.

IDENTIFICATION REFERENCE

Nov 6 8 32 AM '91

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

p



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

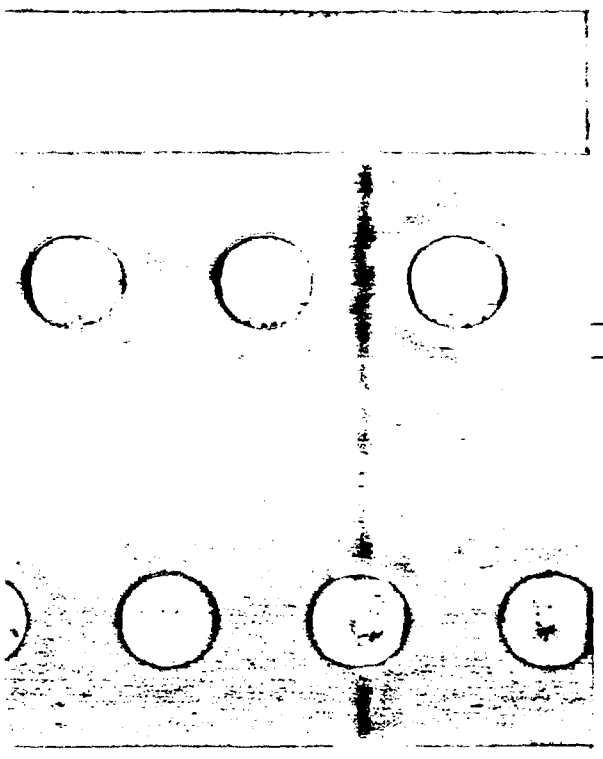
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 60802.90
CON TX 224.96
PRFEE 1.00
WDEED 9.00
TOTAL 234.96
CHECK 234.96

11/06/91 01 08:34 0001 6774

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



5.9.8.7.8.

IDENTIFICATION REFERENCE

Nov 6 8 32 AM '91

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 473914