This Instrument Prepared By:
JOHN T. GWIN, ATTORNEY AT LAW
2542 North Mt. Juliet Road
Post Office Box 888
Mt. Juliet, TN 37122

BOOK 9674PG761

ADDRESS NEW OWNER:
Jacqueline Mae Anderson
3549 Greenwood Drive
Hermitage, Tennessee 37076

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Columbia National, Incorporated
250 Berryhill Road, Suite 400
Columbia, SC 29210

MAP AND PARCEL:
Map 86-14
Group B
Parcel 111.CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Kirk Whittington and wife, Julia A. Whittington**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Jacqueline Mae Anderson**, unmarried, hereinafter called the Grantee, her 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. 60 on the Final Plat of Fleetwood Subdivision, Phase Two, being a planned unit development, of record in Plat Book 6900. pages 738 and 739, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> This is the same description as the prior deed of record.
>
> Being the same property conveyed to Kirk Whittington, unmarried, by deed from Ken Lockey Homes, Inc. , dated May 22, 1991, as of record in Book 8359, page 69, Register's Office for Davidson County, Tennessee. Julia A. Whittington wife of the said Kirk Whittington joins in this conveyance.

This is improved property known as 3549 Greenwood Drive, Hermitage, TN 37076.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to restrictive covenants affecting the property herein conveyed, as evidenced by instruments of record in Book 7170, page 987, and amended in Book 7628, page 6, Register's Office for Davidson County, Tennessee, to which instrument reference is here made. Subject to By-laws of record in Book 7171, page 4, and Articles of Incorporation, Homeowners Association of record in Book 7114, page 370, said Register's Office.

This conveyance is also made subject to all of those facts, conditions and limitations shown upon the Plat of record in Plat Book 6900, page 738, said Register's Office, including but not limited to a 20 foot minimum building setback line from Greenwood Drive; 20 foot minimum building setback line from the rear and 5 foot minimum building setback lines from each side; and a 15 foot easement for public utilities and drainage along the front line(s) of said property.

Real property taxes for 1995 have been settled between the parties, and are the responsibility of Grantee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jacqueline Mae Anderson, unmarried, her heirs and assigns, forever; and we, Kirk Whittington and wife, Julia A. Whittington, do covenant with the said Grantee 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 Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 15th day of May, 1995.

Kirk Whittington

Julia A. Whittington

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Kirk Whittington and wife, Julia A. Whittington, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Mt. Juliet, Tennessee, this the 15th day of May, 1995.

Patricia M. Sutton
NOTARY PUBLIC

My Commission Expires: February 3, 1997

STATE OF TENNESSEE)
COUNTY OF WILSON)

BOOK 9674 PG 763

The actual value or consideration, whichever is greater, for this transfer is $ 116,500.00.

Jacqueline Mae Anderson
AFFIANT

Subscribed and sworn to before me
this 15th day of May, 1995.

Patricia M. Swann
NOTARY PUBLIC
My Commission Expires: February 3, 1997



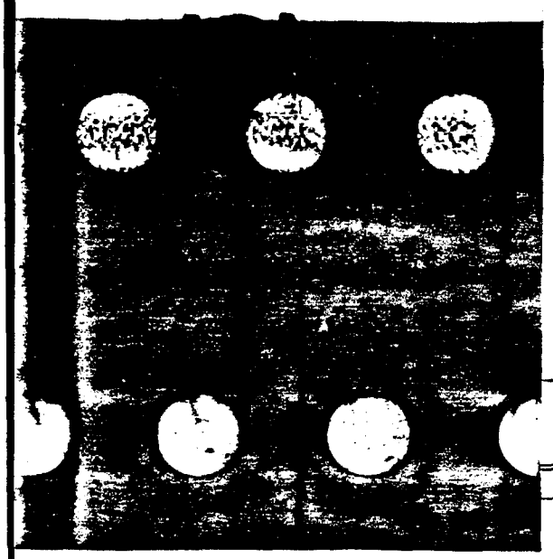
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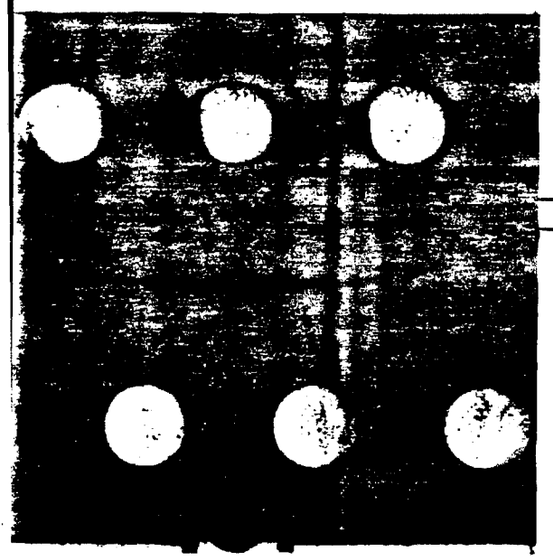
IDENTIF. ↑ REFERENCE

95 MAY 18 AM 8:29

FELIX E. ROBERTSON, JR. REGISTER
DAVIDSON COUNTY, TN.

2119 05/18 0101 03CHECK 444.05





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

RECEIVED OF _____

FOR _____

BOOK 9674 PG 764

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	
				116500.00
			CON TX	431.05
			PRFEE	1.00
			MDEED	12.00
			TOTAL	444.05
			CHECK	444.05
05/18/95	01		08:29 0001	2119

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00611774
IDENTIF. ↑ REFERENCE

95 MAY 18 AM 8:29
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 911475