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This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

BOOK 10834 PG 501

ADDRESS NEW OWNER:
Russell A. Hajek and Patricia L. Hajek
1305 Hale Place
Old Hickory, Tennessee 37138

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Mid-State Mortgage Services, Inc.
2021 Richard Jones Road,Suite 200
Nashville TN 37215

MAP AND PARCEL:
MAP 64-3-B
PARCEL 103
4D-94821

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, James H. Nevans and Renee D. Nevans hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Russell A. Hajek and wife, Patricia L. Hajek, as tenants by the entirety, 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:

> BEING Lot No. 43, on the Plan of Phase Seven, Section Two, Brandywine Pointe, of record in Plat Book 7900, Page 948, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to James H. Nevans and wife, Renee D. Nevans, by deed from Jack L. Byers and wife, Bobby J. Byers of record in Book 10091, Page 514, Register's Office for Davidson County, Tennessee. The said parties have since divorced.

This is the same description as in previous deed of record.

This conveyance subject to Declaration of Covenants, Conditions, and Restrictions of record in Book 8120, Page 188; as amended in Book 8671, Page 484, and Book 9010, Page 627; Charter of record in Book 9013, Page 39, and as re-recorded in Book 9117, Page 77; By-Laws amended in Book 10721, Page 835, said Register's Office.

This conveyance subject to Boat Dock Declaration of Covenants, Conditions, and Restrictions of record in Book 8695, Page 379; Supplemented in Book 9145, Page 957; Book 9576, Page 846; Book 9776, Page 427; Book 10447, Page 711; Book 10684, Page 324; Charter of record in Book 8637, Page 563, and such easements and setback lines of record in Plat Book 7900, Page 948, said Register's Office.

Taxes for 1998 have been pro-rated and assumed by Grantee(s).

This is improved property known as 1305 Hale Place, Old Hickory, TN 37138.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Russell A. Hajek and wife, Patricia L. Hajek, their heirs and assigns, forever; and we, James H. Nevans and Renee D. Nevans 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 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 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 10th day of March, 1998.

James H. Nevans

Renee D. Nevans

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named James H. Nevans the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 10th day of March, 1998.

NOTARY PUBLIC

My Commission Expires: 1/27/01

STATE OF TENNESSEE
COUNTY OF DAVIDSON

4517 03/12 0101 03CHECK 1230.00

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Renee Nevans with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 10th day of March 1998.

NOTARY PUBLIC

My commission expires: 1/27/01

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 330,000.00.

AFFIANT

Subscribed and sworn to before me this 10th day of March, 1998.

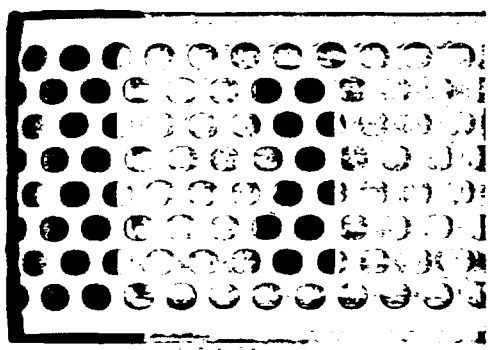
NOTARY PUBLIC
My Commission Expires: 1/27/01

04111147
98 MAR 12 AM 8:24

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 10834 PG 503

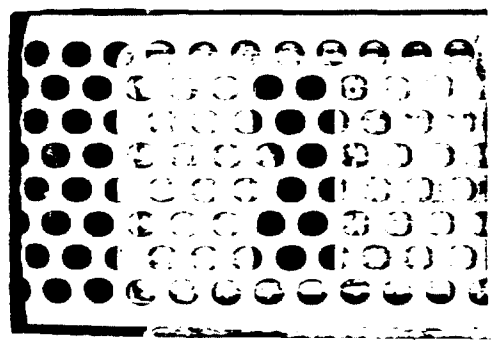
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 330000.00
CON TX 1221.00
PRFEE 1.00
WDEED 8.00
TOTAL 1230.00
CHECK 1230.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/12/98 01 08:22 0001 4517



04111147
IDENTIFICATION REFERENCE

98 MAR 12 AM 8:24

No. 1264903