BOOK 10864 PG 602

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 86,500.00

Laura M. Motes
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF March, 1998

Notary Public

MY COMMISSION EXPIRES: September 29, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
KAY B. HOUSCH, ESQ BPR#010995, 214 SECOND AVE. NORTH, SUITE TWO, NASHVILLE, TENNESSEE 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
LAURA M. MOTES (NAME)	SunTrust Bank, Nashville, N.A. (NAME)	MAP 163-11
358 Mountain High Drive (ADDRESS)	P.O. Box 305110 (ADDRESS)	GROUP A
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37201 (CITY) (STATE) (ZIP)	PARCEL 28

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, LILLIE E. NEVILS , unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LAURA M. MOTES AND HERMAN MOTES

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. 28 on the Plan of Second Revision, Section Two, Bell Forge Village, of record in Book 5200, page 695, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description of said lot, said description being incorporated herein as fully as if copied herein verbatim.

Being the same property coveyed to Lillie E. Nevils, unmarried, by deed from Bell Forge Village Associates, a Tennessee Joint Venture by and between Pathview, Inc., a Tennessee corporation, and JNF Construction, Inc., a Tennessee corporation, of record in Book 6164, page 877, as corrected in Instrument of Correction of record in Book 6233, page 769, Register's Office for Davidson County, Tennessee.

041964B
IDENTIF. & REFERENCE

98 APR -1 AM 11:00
FILED FOR RECORD AND RECORDED IN OFFICE
DAVIDSON COUNTY, TN.

PICK-UP

This is improved (X) unimproved ( ) property, known as 401 Oak Forge Drive, Antioch, TENNESSEE 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 my hand this 27th day of March, 19 98

Lillie E. Nevils
LILLIE E. NEVILS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LILLIE E. NEVILS, unmarried

the bargainor _____, 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 27th day of March, 1998.

Commission expires September 29, 2001

Notary Public

STATE OF TENNESSEE
COUNTY OF

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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

ENCUMBRANCES:

1. 1998 real property taxes, a lien, but not yet due and payable
2. All matters shown on the plan of record in Book 5200, Page 499, Book 5200, Page 515, Book 5200, Page 695, and Book 6900, Page 250, all in the Register's Office for Davidson County, Tennessee.
3. Declaration of Covenants, Conditions, and Restrictions recorded in Book 6040, page 538, Book 6350, page 858, amended in Book 6651, page 207, all in said Register's Office.
4. By-Laws of Homeowners Association of record in Book6040, page 576, as amended in Book 6306, page 644, said Register's Office.
5. Sewer line easement of record in Book 6859, page 672 said Register's Office.
6. Agreement for use of Dumpster Facility of record in Book 7224, page 195, said Register's Office.
7. Conveyance of Common Area to Homeowners Association in Book 6040, page 534, Said Register's Office.
8. Charter of Belle Forge Village Homeowners Association of record in Book 6887, page 495 Said Register's Office.

3770 04/01 0101 03CHECK 329.05

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

RECEIVED OF _____

FOR _____

BOOK 10864 PG 604

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	86500.00
CON TX	320.05
PRFEE	1.00
WDEED	8.00
TOTAL	329.05
CHECK	329.05

04/01/98 01 11:02 0001 3770

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

041964 8
IDENTIF. & REFERENCE

98 APR -1 AM 11:00

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1274034