BOOK 10897 PG 580

22

OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

STATE OF TENNESSEE }
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 189,000.00

Keith W Gaither
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 31st DAY OF MARCH, 19 98.

NOTARY PUBLIC

My Commission expires: 5/27/2001

(615) 385-2804 THIS INSTRUMENT PREPARED BY TN SupCt# 3143
Marbut Glenn Gaston, Jr.,Lawyer,2211 Crestmoor Rd.,Nashville, TN, 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Keith W. Gaither and wife (NAME)	SUNTRUST BANK, NASHVILLE,N.A. (NAME)	
5428 Wakefield Drive (ADDRESS)	(ADDRESS)	161-9-25
Nashville, TN 37220 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	6DU-39920

Warranty Deed

For and in Consideration of the sum of $ 189,000.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

Steven L. Jenkins and wife, Cynthia R. Jenkins

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

Keith W. Gaither and wife Victoria L. Gaither

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, and being **Lot No. 85** on the plan of **Hillview Estates**, as of record at **Book 3600, page 89** Register's Office for said County, to which plan reference is hereby made and the same incorporated herein for a complete description of said lot.

Being all the same property conveyed to the grantor herein by deed as of record at Book **9945** , page **935** , said Register's Office.

This conveyance is subject to current year's property taxes, which have been prorated this date and the grantee assumes in full (notwithstanding any change from the amount used in said proration) and to restrictive covenants, plat limitations, easements, and/or other matters as hereinafter stated, to wit: Restrictive Covenants of record at Book 3836, page 719 and limitations as shown on said plan of record at Book 3600, page 89, said Register's Office.

The above description is the same that appears in said deed to grantors herein stated.

0420283
IDENTIF. & REFERENCE
98 APR -2 AM 10:00
DAVIDSON COUNTY, TN.

4447 04/02 0101 03CHECK 708.30

( ) This is improved (X) property, known as 5428 Wakefield Drive, Nashville, TN 37220
(House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 30th day of MARCH, 19 98.

Steven L. Jenkins

Cynthia R. Jenkins

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Steven L. Jenkins and wife, Cynthia R. Jenkins, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 30th day of MARCH, 19 98

My Commission expires:
11-27-99

Ruth Randolph Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

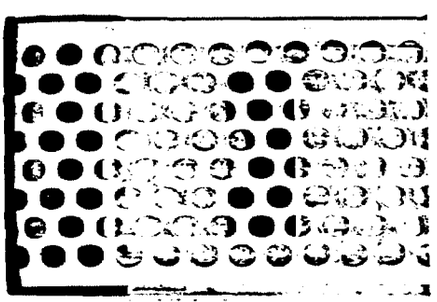
STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____ Notary Public



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

RECEIVED OF _____

FOR _____

BOOK 10867 PG 582

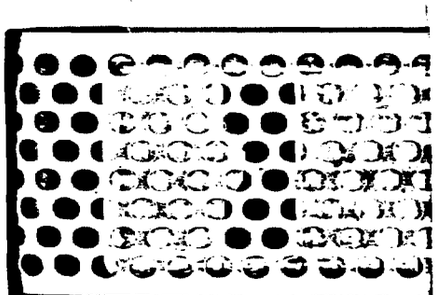
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	
	189000.00
CON TX	699.30
PRFEE	1.00
WDEED	8.00
TOTAL	708.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 708.30

04/02/98 01 10:01 0001 4447



0420283
IDENTIF. ↑ REFERENCE

98 APR -2 AM 10:00

REGISTER
DAVIDSON COUNTY, TN.

No. 1274705