WARRANTY DEED

H-VTC-98-1377

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF March 19 98

Notary Public

MY COMMISSION EXPIRES: 3-3-98
(AFFIX SEAL)

10553-918

1310 Memorial Blvd., Springfield, TN 37172
111 W. College Street, Murfreesboro, TN 37130
100 Hazel Path, Suite A, Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY
CUMBERLAND TITLE COMPANY
4733 Andrew Jackson Pkwy #1-C, Hermitage, TN 37076
1187 Vultee Boulevard, Nashville, TN 37217
[illegible] Saundersville Pkwy, Suite A, Smyrna, TN 37167
[illegible] Franklin Rd., Suite 150, Brentwood, TN 37027
[illegible] Campbell Boulevard, Clarksville, TN 37042

mail

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeffrey E. Quinn (NAME)	Volunteer Trust Company (NAME)	71-4-209
2507 Flamingo Drive (ADDRESS)	1501 Hatcher Lane (ADDRESS)	
Nashville, Tennessee 37212 (CITY) (STATE) (ZIP)	Columbia, TN 38401 (CITY) (STATE) (ZIP)	

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, Tiffany H. Cook, and husband, Jeffrey M. Cook

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeffrey E. Quinn, and wife, Lois L. Quinn

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. 347 on the Plan of Joywood Heights, Section IIA, as of record in Plat Book 1424, Page 20, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Tiffany H. Cook, married by deed from Danny W. Hoskins and wife, Sheila Hoskins of record in Deed Book 9753, page 570, Register's Office for said County.

This conveyance is subject to public utility easement and minimum building setback line of record in Book 1424, Page 20, said Register's Office.

Said Jeffrey M. Cook joins in this Warranty Deed for the purpose of conveying and waiving such marital rights, if any, he may have in and to the said property.

98 APR 13 PM 3:27
FELIX Z. [illegible] II REGISTER
DAVIDSON COUNTY, TN.

04 24 855
RECEIVED FOR REFERENCE

unimproved ( )
This is improved (X) property, known as 2507 Flamingo Drive, Nashville, Tennessee 37212
(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~~ OUR hand S this 25th day of March 19 98

Tiffany H. Cook

Tiffany H. Cook

Jeffrey M. Cook

Book 10553 Page 949

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 Tiffany H. Cook, and husband,

the bargainor S 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 Hendersonville, Tennessee, this 25th day of March, 98.

Commission expires 5-23-98

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_____.

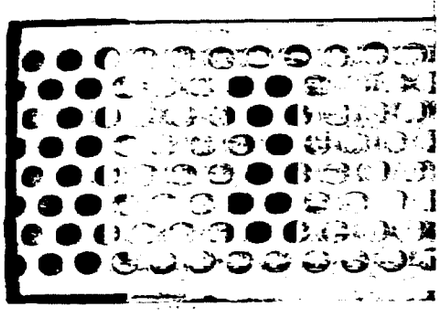
My commission expires _____

Notary Public

RETURN TO:
CUMBERLAND TITLE COMPANY

- [ ] 1310 Memorial Boulevard, Springfield, Tennessee 37172
- [ ] 4733 Andrew Jackson Pkwy. #1-C, Hermitage, Tennessee 37076
- [x] 100 Hazel Path, Suite A, Hendersonville, Tennessee 37075
- [ ] 1885-C Ft. Campbell Boulevard, Clarksville, Tennessee 37042
- [ ] 557 Sam Ridley Pkwy W., Suite A, Smyrna, Tennessee 37167
- [ ] 1187 Vultee Boulevard, Nashville, Tennessee 37217
- [ ] 111 W. College Street, Murfreesboro, Tennessee 37130
- [ ] 155 Franklin Road, Suite 150, Brentwood, Tennessee 37027

3357 04/27/98 01:03PM BOOK 219-53



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10883 PG 950

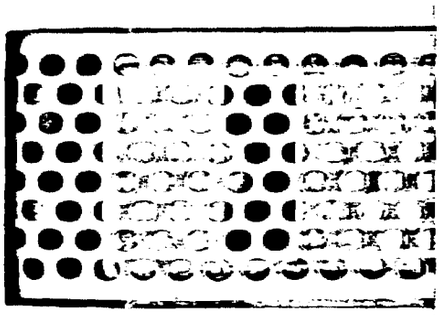
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 56900.00
CON TX 210.53
PRFEE 1.00
WDEED 8.00
TOTAL 219.53
CHECK 219.53

04/13/98 01 15:28 0001 3357

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0424855
IDENTIF. # REFERENCE

98 APR 13 PM 3:27
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1279525