BOOK 12917 PG 403

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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E-mail: wilkins.ivey@worldnet.att.net

W & I Ref: (cmw) Title No: 39881
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Andre A. Yovanovitch 3400 Woodhaven Road Nashville, TN 37204	SunTrust Bank, Nashville, N.A. P.O. Box 305110/7th Floor Nashville, TN 37230-5110

TAX MAP-PARCEL NUMBERS: 118-10-124 16DA 14510

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 154000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Patricia G. Kuykendall, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Andre A. Yovanovitch, unmarried,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 55 on the Plan of Pleasant Valley Subdivision of record in Plat Book 1424, page 63, said Register's Office.

SAID Lot No. 55, which is a corner lot, fronts 89.7 feet on the easterly margin of Woodhaven Road and fronts 125.07 feet on the broken southerly margin of Greenvale Drive, said frontages being joined by a curve having a length of 41.50 feet, and extends back 150 feet on the southerly line and 92 feet on the easterly line, to a point of intersection.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

This is improved property, known as: 3400 Woodhaven Road, Nashville, TN 37204

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 29th day of April, 1998.

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Patricia G. Kuykendall

State of Tennessee
County of Davidson

On this 29th day of April, 1998, before me the undersigned authority, personally appeared **Patricia G. Kuykendall**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 154000.00

Affiant

Sworn and subscribed before me on the 29th day of April, 1998.

Notary Public

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

0434035

IDENTIF. A REFERENCE

98 MAY -5 PM 3:42

ELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

3139 05/05 0101 03CHECK 578.8

Wldoc: Deed Wty—12/92

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

RECEIVED OF _____

FOR _____

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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	
				154000.00
			CON TX	569.80
			PRFEE	1.00
			WDEED	8.00
			TOTAL	578.80
			CHECK	578.80
05/05/98	01		15:45 0001	3139

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0434035
IDENTIF. & REFERENCE

98 MAY -5 PM 3:42

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

No. 1289200