DO NOT PUBLISH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10934 PG 960

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $355,000.00.

Affiant

SWORN TO AND SUBSCRIBED BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC THIS 12 DAY OF May, 1998.

Notary Public

DONALD R. BARRETT, JR. NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

My Commission Expires: 11-18-01

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South, Ste 200
Franklin, TN 37064

PICK-UP

98 MAY 18 AM 9:35
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
04388911

ADDRESS NEW OWNER(S) AS FOLLOWS:
Charles R. Niewald
3607 Hampton Avenue
Nashville, TN 37215

DO NOT PUBLISH

SEND TAX BILLS TO:
GMAC Mortgage
P.O. Box 963
Horsham, PA 19044-0963

MAP-PARCEL NUMBERS:
Map 117-5, Parcel 65

8350 05/18 0101 03CHECK 1322.50

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Carl H. Anderson and wife Harriett B. Anderson** hereinafter referred to as Grantor(s), hereby transfer(s) and convey(s) to **Charles R. Niewold and wife Laura Goodall Niewold** hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

A certain tract or parcel of land located in Davidson County, state of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being the west 25 feet of Lot No. 14 and the east 75 feet of Lot No. 15 on the Plan of Henry Sperry's Subdivision as of record in Book 974, page 21, register's Office for Said County.

Said Lots adjoin and front together 100 feet on the south side of Hampton Avenue and extends back between parallel lines, 315 feet to a dead line.

Being the same property conveyed to Carl H. Anderson and wife Harriett B. Anderson, by deed from Charldene Hathcock, unmarried of record in Book 3799, page 484, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:

Taxes for the year 1998, and subsequent years, a lien, not yet due and payable.

Plan of record in Book 974, page 21, said Register's Office.

Easement for Sewer of record in Book 3943, page 920, Register's Office for Davidson County, Tennessee.

This is improved property known as 3607 Hampton Avenue, Nashville, TN 37215.

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 12 day of May, 1998.

Carl H. Anderson

Harriett B. Anderson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

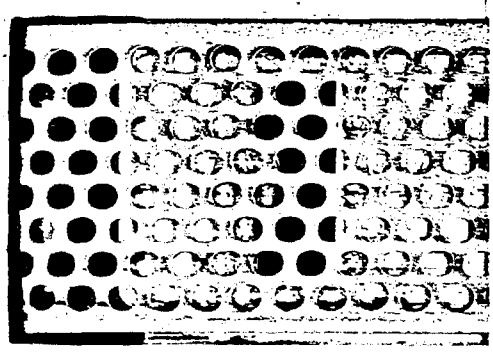
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carl H. Anderson and wife Harriett B. Anderson, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing for the purposes therein contained.

Witness my hand and official seal this 12 day of May, 1998.

Notary Public

11-18-01
My Commission Expires

DONALD R. BARRETT, JR. NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10934 PG 962

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

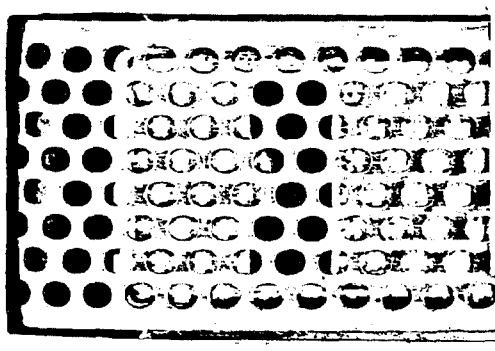
CAMT

355000.00

CON TX	1313.50
PRFEE	1.00
WDEED	8.00
TOTAL	1322.50
CHECK	1322.50

05/18/98 01 09:36 0001 8350

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0438891

IDENTIF. ↑ REFERENCE

98 MAY 18 AM 9:35

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1294344