BOOK 10946 PG 945

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref: (sk) Title No: 39843
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Deena Isa 2513 Devon Valley Drive Nashville, TN 37221	Mid State Financial Services 2021 Richard Jones Road Nashville, TN 37215

TAX MAP-PARCEL NUMBERS: **142-16D-10**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 152,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Christopher A. Lamps and Laura Webb Lamps, joint tennants,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Deena Isa,** 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. 39 on the Plan of Devon Valley Phase I, of record in Book 7900, page 458, said Register's Office.

SAID Lot No. 39 fronts 53.00 feet on the northwesterly margin of Devon Valley Drive and extends back between parallel lines 100 feet to a dead line in the rear.

BEING the same property conveyed to Christopher A. Lamps and Laura Webb Lamps, joint tenants, by deed from Jamie Pope Griffith (being one and the same person as Jamie L. Pope) and husband, Ted Griffith, of record in Book 9644, page 486, said Register's Office.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 1998, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 7900, Page 458, said Register's Office, which Plan shows a 15 foot minimum building setback line from Devon Valley Drive, together with additional setback designations; The Declaration of Covenants, Conditions and Restrictions of record in Book 7517, page 283, Book 7517, page 367, Book 8120, page 402, Book 8120, page 485, Book 8180, page 222, and Book 8180, page 230, Book 8180, page 232, Book 8712, page 618, Book 8712, page 620, Book 8796, page 410, Book 8796, page 416 and Book 9150, page 182, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars. Mortgage Loan Inspection by John Kohl & Co., P.C., dated May 12, 1998, which discloses the deck violates the minimum building setback line and the projection on the west corner of house violates the minimum building setback line.

This is improved property, known as: 2513 Devon Valley Drive, Nashville, TN 37221

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.

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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 26th day of May, 1998.

Christopher A. Lamps

Laura Webb Lamps

State of Tennessee
County of Davidson

On this 26th day of May, 1998, before me the undersigned authority, personally appeared **Christopher A. Lamps** and **Laura Webb Lamps**, 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: NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 152000.00

Affiant

Sworn and subscribed before me on the 26th day of May, 1998.

Notary Public

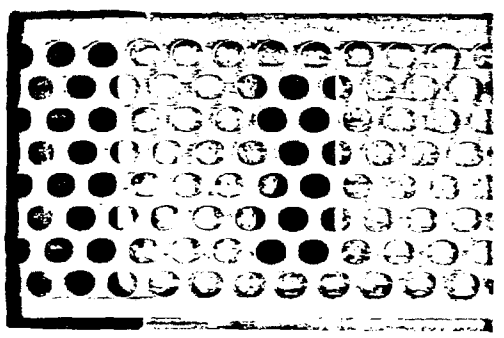
My Commission Expires: NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

98 MAY 27 PM 12:51

CLERK & MASTER/REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
044478

2178 05/27 0101 03CHECK



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

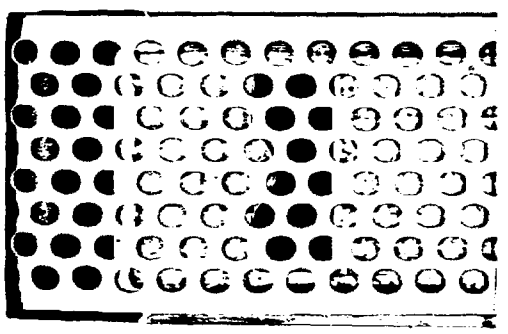
RECEIVED OF _____

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



AMT
152000.00
CON TX 562.40
PRFEE 1.00
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 8.00
TOTAL 571.40
CHECK 571.40
05/27/98 01 12:53 0001 2148

98 MAY 27 PM 12:5
FELIX Z. WILSON II REGIST
DAVIDSON COUNTY, TN.

044247 8
IDENTIF. # REFERENCE

No. 1298109