BOOK 10982 PG 604

THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 77,000.00

Affiant

Subscribed and sworn to before me, this 15th day of June 1998

Notary Public

My Commission Expires: 9-29-2001

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
HELEN M. KOUDELKOVA 2709 Gear Street Nashville, Tennessee 37216	CENDANT MORTGAGE CORPORATION 6000 Atrium Way Mt. Laurel, New Jersey 08054	MAP 72-9 PARCEL 64

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SEVENTY SEVEN THOUSAND AND NO/100---------- ($ 77,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee s, the receipt of which is hereby acknowledged, I, MICHAEL JASON WEST, UNMARRIED hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto HELEN M. KOUDELKOVA AND HUSBAND, LIBOR KOUDELKA hereinafter called the Grantee s, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lots Nos. 26 and 27 on the Map of Bush Spain's Subdivision of part of the Zack Stull Lands of record in Book 161, page 129, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Michael Jason West by deed from James Gilbert Buchanan, married, of record in Book 10330, page 565, Register's Office for Davidson County, Tennessee.

98 JUN 18 PM 12:32 FELIX Z. WILSON REGISTER DAVIDSON COUNTY, TN.

0452255 IDENTIF. ↑ REFERENCE

This is improved property known as 2709 Gear Street, Nashville, Tennessee 37216

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 s, their heirs and assigns, forever.

GRANTOR COVENANT s with the said GRANTEE s that he is lawfully seized and possessed of said land in fee simple, ha s good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Bush Spain's S/D of part of Zack Stull Lands of record in Book 161, page 129, Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and bind s himself___, his___ heirs and representatives to warrant and forever defend the title to the said GRANTEE s , their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 15th day of June, 19 98.

MICHAEL JASON WEST

MITCHELL A. WATTS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

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 MICHAEL JASON WEST, UNMARRIED, the bargainor___, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15th day of June, 19 98.

My Commission Expires: September 29, 2001

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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___ 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 this _____day of _____ , 19 ____.

My Commission Expires: _____

Notary Public

2637 06/18 0101 03CHECK 293-

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10982 PG 606

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 77000.00
CON TX 284.90
PRFEE 1.00
WDEED 8.00
TOTAL 293.90
CHECK 293.90

06/18/98 01 12:32 0001 2637

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0452255

IDENTIFICATION REFERENCE

98 JUN 18 PM 12:32

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1308473