0456319

IDENTIF. ↑ REFERENCE

THIS INSTRUMENT WAS PREPARED BY:

KIRK C. WAITE, ATTORNEY
MOORELAND TITLE COMPANY
P. O. BOX 2127
BRENTWOOD, TN 37024-2127

98 JUN 29 PM 2:39

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

RECORD AND RETURN TO:
SATURN & MAZER TITLE SERVICES, INC.
File Box "7"
(36738)

STATE OF TENNESSEE

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $128,220.00.

Pamela L. Kebrham
AFFIANT

BOOK 10996 PAGE 651

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 23rd DAY OF June, 1998

NOTARY PUBLIC

MY COMMISSION EXPIRES: 6/26/02

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel Numbers
Andrew Kilgore 5524 Fairhaven Drive Nashville, TN 37211	**Market Street Lending, LTD** **555 S. Front Street** **Columbus, Ohio 43215**	161-10B-92

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT, **BRETT COHEN AND WIFE, KAREN COHEN (formerly known as Karen Martin)** herein referred to as **Grantors** for and in consideration of the sum of ONE HUNDRED TWENTY EIGHT THOUSAND TWO HUNDRED TWENTY AND 00/100 (128,220.00) Dollars to us paid by **ANDREW KILGORE AND WIFE, CARA R. KILGORE,** hereinafter referred to as **Grantees** in the State aforesaid, the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Grantees, their heirs, successors, and assigns forever:

> Land in Davidson County, Tennessee, being Lot No. 283 on the Plan of Villages of Brentwood, Second Revision - Phase Six, of record in Plan Book 6900, page 316, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Brett Cohen and Karen Martin as joint tenants with rights of survivorship, by deed from Jeffery J. Linton and wife, Gerrilu J. Fallo Linton of record in Book 10701, page 516, Register's Office for Davidson County, Tennessee.

The said parties have since married and Karen Martin is now Karen Cohen.

This conveyance is made subject to Easements, Restrictions, Covenants, and Conditions of record, including matters shown on recorded plats.

This is improved property, known as 5524 Fairhaven Drive, Nashville, Tennessee, 37211.

TOGETHER with all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the premises before mentioned unto the said Grantees, their heirs and assigns forever.

AND THE GRANTORS do hereby bind Grantors' heirs, executors and administrators, to warrant and forever defend all and singular the said premises unto the said Grantees, their heirs and assigns, against Grantors and Grantors' heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS our Hand and Seal this 23rd day of June, 1998.

Brett Cohen

Karen Cohen

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Brett Cohen and Karen Cohen, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained as their free act and deed.

Witness my hand and seal this 23rd day of June, 1998.

Notary Public

My commission expires: 8/26/02

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE D. MAZER

BOOK 10996 PAGE 652

7033 06/29 0101 03CHECK 483.41

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10996 PAGE 653

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
128220.00
CON TX 474.41
PRFEE 1.00
WDEED 8.00
TOTAL 483.41
CHECK 483.41
06/29/98 01 14:39 0001 7033

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0456319
IDENTIF. ↑ REFERENCE

98 JUN 29 PM 2:39
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1312826