BOOK 10999 PAGE 703

FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 102,500.00

Patti Denise Bryant
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF June 19 98

ANITA LESTER NOTARY PUBLIC AT LARGE DAVIDSON TENN

Notary Public

MY COMMISSION EXPIRES: ~~January 20, 1999~~ 5/25/2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patti Denise Bryant (NAME)	NationsBanc Mortgage Corporation (NAME)	MAP 62-2-O-A
2638 Paddle Wheel Drive (ADDRESS)	P.O. Box 35140 (ADDRESS)	PARCEL 44 CO
Nashville, TN 37214 (CITY) (STATE) (ZIP)	Louisville, KY 40232 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Ronald L. Stuve, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patti Denise Bryant, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING Lot No. 10B, on the Plan of River Trace Resubdivision of River Trace Estates, Phase 1, Section 1, of record in Plat Book 6900, Page 324, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Ronald L. Stuve, ummarried person by deed from Barbara J. Cross, unmarried person, of record in Book 9117, Page 713, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 6851, Page 370; Book 6982, Page 747; and Charter in Book 6851, Page 363, Register's Office for said County.

This conveyance is subject to all terms and provisions of the By-Laws, of record in Book 6851, Page 363, said Register's Office.

7855 06/30 0101 03CHECK 388.25

unimproved ( )
This is improved (X) property, known as 2638 Paddle Wheel Drive, Nashville, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 26th day of June 19 98

Ronald L. Stuve

FILE BOX 45

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 Ronald L. Stuve, 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 at Nashville, Tennessee, this 26th day of June, 19 98.

Commission expires ~~January 20, 1999~~ 5/25/2000

Notary Public

ANITA LESTER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF

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(s) 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 at office at ____ on this the ____ day of ____ 19____.

My commission expires ____

Notary Public

0457132

IDENTIF. & REFERENCE

98 JUN 30 PM 3:07

FELIX P. MCCALLEN REGISTER
DAVIDSON COUNTY, TN.

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 102500.00
CON TX 379.25
PRFEE 1.00
WDEED 8.00
TOTAL 388.25
CHECK 388.25

06/30/98 01 15:07 0001 7855

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98 JUN 30 PM 3:07

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

045713 2
IDENTIF. ↑ REFERENCE

No. 1313845