THIS INSTRUMENT IS BEING RERECORDED TO CORRECT THE LEGAL DESCRIPTION. 40-A

BOOK 10779 PG 663

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Karen Doochin P.O. Box 90348 Nashville, TN 37209	Being Part of Map 117-11 Parcel 17	Same
This instrument prepared by: Boult, Cummings, Conners & Berry, PLC 414 Union Street, Suite 1600, P.O. Box 198062, Nashville, TN 37219		

RE-RECORD

WARRANTY DEED

BOOK 11011 PAGE 664

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, **Montgomery G. Turner and wife, Marty Turner** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey to **Karen Doochin** (the "Grantee"), Grantee's heirs and assigns, certain land in Davidson County, State of Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by this reference (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year which have been prorated between the parties.

2. Matters on the Plan of record in ~~Book 1424, page 52 and~~ Book 8250, page 860, said Register's Office

3. Declaration of Covenants, Conditions, and Restrictions for Hillmont Commons of record in Book 10768 page 895, said Register's Office.

4. Restrictive Covenants contained in instrument of record in Book 1577, page 469, and Book 1644, page 275, said Register's Office.

5. Charter of Hillmont Commons Homeowners Association of record in Book 10769, page 625, said Register's Office.

This is unimproved property, known as Lot 2, Hillmont Commons, Nashville, Tennessee.

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to the Grantee, Grantee's heirs and assigns, forever.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $57,000.00.

Karen Doochin
Affiant

Subscribed and sworn to before me this 2 day of February, 1998.

Carol A. Wilson
Notary Public
My Commission Expires: 9-23-00

CAROL A. WILSON NOTARY PUBLIC STATE

0465327.01
026010-000 01/30/98

Grantors covenant with the Grantee that Grantors are lawfully seized and possessed of the Property in fee simple; that Grantors have a good right to convey the Property, and that the Property is unencumbered except as set forth hereinabove.

Grantors further covenant and binds themselves to warrant and forever defend the title to the Property to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have executed this Deed this 2nd day of February, 1998.

Montgomery G. Turner

Marty Turner

RE-RECORD
BOOK 11011 PAGE 665

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 Montgomery G. Turner and wife, Marty Turner, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 2nd day of February, 1998.

Carol A. Wilson
NOTARY ~~PUBLIC~~

My Commission Expires: 9-23-00

CAROL A. WILSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

0459902
IDENTIF. ↑ REFERENCE
98 JUL -8 AM 10:46
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

RE-RECORD

8960 02/03 0101 03CHECK 223.90

0396580
IDENTIF. ↑ REFERENCE
98 FEB -3 AM 10:51
DAVIDSON COUNTY, TN.

0465327.01
026010-000 01/30/98

EXHIBIT A

(Legal Description)

BK/10779PG665

Parcel

Land in Davidson County, Tennessee, being ~~Lot~~ No. 2 on the Plan of Hillmont Commons of record in Book 8250, page 860, Register's Office for said County.

Being part of the same property conveyed to Montgomery G. Turner, a single person, by deed from Nell Wilson of record in Book 9564, page 498, Register's Office for Davidson County, Tennessee.

RE-RECORD
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08/6 07/08 2101 03CHECK 14.00

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026010-000 01/30/98