BOOK 11013 PAGE 789

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 120,000.00

John S. Jastrow
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF July 19 98

Notary Public

MY COMMISSION EXPIRES: 3/14/2001
(AFFIX SEAL)

Mail THIS INSTRUMENT WAS PREPARED BY
SETCO, 5120 Virginia Way, Suite C22, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John S. Jastrow (NAME)	SouthTrust Mortgage Corporation (NAME)	MAP 75-12
616 Belgium Drive (ADDRESS)	5409 Maryland Way, Suite 100 (ADDRESS)	PARCEL 29
Hermitage, Tennessee 37076 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (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, Henry Jansen and wife, Barbara Jansen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John S. Jastrow and wife, Christine A. Jastrow

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:

Land in Davidson County, Tennessee, being Lot No. 359 on the Plan of Highlands of Tulip Grove, Section 3, as of record in Book 4675, page 140, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Henry Jansen and Barbara Jansen, husband and wife, by deed from Donald E. Roe and D. Jean Burgoyne Roe, husband and wife, of record in Book 10060, page 764, Register's Office of Davidson County, Tennessee.

This conveyance is subject to 1998 Davidson County Taxes and any subsequent years; Restrictive Covenants contained in an instrument of record in Book 4793, page 157, amended in Book 5020, page 58, Book 5028, page 357, Book 5545, page 321, and Book 6017, page 179; Subject to all matters shown on the Plan of record in Book 4675, page 140, all in the Register's Office for Davidson County, Tennessee.

This instrument executed on behalf of Henry Jansen and wife Barbara pursuant to a Power of Attorney being recorded simultaneously herewith.

unimproved ( )
This is improved (X) property, known as 616 Belgium Drive, Hermitage, Tennessee 37076
(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 our hand s this 6th day of July 19 98

Henry Jansen, by John S. Jastrow his attorney in fact
Henry Jansen, by John S. Jastrow his attorney in fact

Barbara Jansen, by John S. Jastrow her attorney in fact
Barbara Jansen, by John S. Jastrow her attorney in fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____.

Commission expires _____ _____
Notary Public

_____

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

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

1392 07/09 0101 03CHECK 455.00

On this 6th day of July , 1998, before me personally appeared John S. Jastrow to me known to be the person (or proved to me on the basis of satisfactory evidence), who executed the foregoing instrument on behalf of Henry Jansen and wife Barbara Jansen, and acknowledged that he executed the same as the free act and deed of the said Henry Jansen and wife BarbaraJansen.

My Commission Expires 3/21/2001

Notary Public

A. SCOTT LAIRD NOTARY PUBLIC WILLIAMSON COUNTY

0460456
IDENTIF. + REFERENCE

98 JUL -9 AM 11:23
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

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

RECEIVED OF _____

FOR _____

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

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NAMT 120000.00
VOID
NAMT 120000.00-
CAMT 120000.00
CON TX 444.00
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 455.00
CHECK 455.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/09/98 01 11:24 0001 1392

0460456
IDENTIF. ↑ REFERENCE

98 JUL -9 AM 11:23
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1317116