WARRANTY DEED

BOOK 11020 PAGE 951

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSACTION IS
$ 62,073.12

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF January, 1998

Notary Public

MY COMMISSION EXPIRES: 1-23-02

(AFFIX SEAL)

Mail THIS INSTRUMENT WAS PREPARED BY
SERVICE TITLE & ESCROW COMPANY, INC.,
4721 TROUSDALE DRIVE, SUITE 216, NASHVILLE, TENNESSEE 37220

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Keith Newell and Jackie Newell	Same	Map 82
301 Elberta Nashville, TN 37201		Group 4
		Parcel 315

FOR AND IN 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, Virgil Lee Hoover and wife, Rhonda M. Hoover

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Keith Newell and Jackie Newell

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. 9 of Block "B" on the Map of Nashville Trust Company's Subdivision of the A. W. Shryer Property, of record in Book 843, page 25, 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 the grantors by deed of record in Book 10784, page 366, Register's Office for Davidson County, Tennessee.

The property is conveyed subject to Deeds of Trust being recorded in Book 10784, page 369, RODCT to Equicredit Corporation of Tn., and in Book 10976, page 200, RODCT to Affiliated Building Services, Inc., and to Plan of record in Book 843, page 25, said Register's Office.

THIS IS IMPROVED (X) UNIMPROVED ( ) PROPERTY KNOWN AS:

802 Petway Avenue, Nashville, Tennessee, 37206
(HOUSE NUMBER) (STREET) (CITY) (STATE) (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 the 29th day of January, 1998.

x Virgil Lee Hoover — x Rhonda M. Hoover

Virgil Lee Hoover — Rhonda M. Hoover

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BOOK 11020 PAGE 952

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public of the State and County aforesaid, Virgil Lee Hoover and Rhonda M. Hoover, the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this the 29th day of January, 1998.

NOTARY PUBLIC

My Commission Expires:_____

ERIC K. [illegible] NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged _____ to be President (or other officer authorized to execute this instrument) of the _____, the within named bargainor, a corporation, and that _____ as such _____, being authorized to do so, executed the foregoing instrument for the purpose therein, by signing the name of the corporation by _____ as _____.

WITNESS my hand and seal, at office in _____, this the _____ day of _____, 19____.

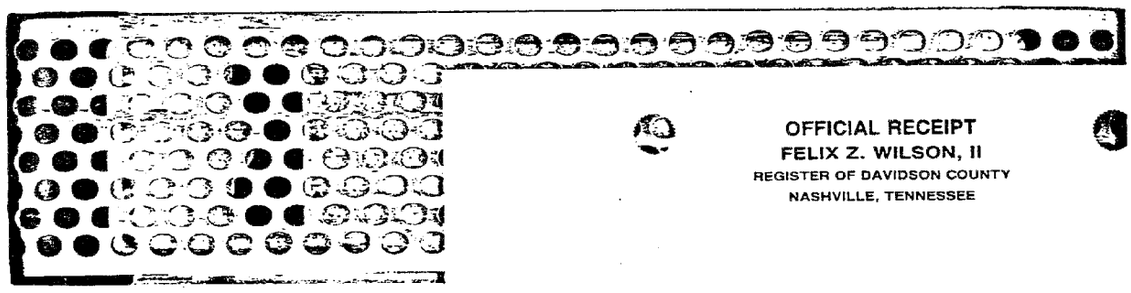
NOTARY PUBLIC

My Commission Expires:_____

0462558
IDENTIF. ↑ REFERENCE

98 JUL 15 AM 9:42
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

3668 07/15 0101 03CHECK 240.67



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

RECEIVED OF _____

FOR _____

BOOK 11020 PAGE 953

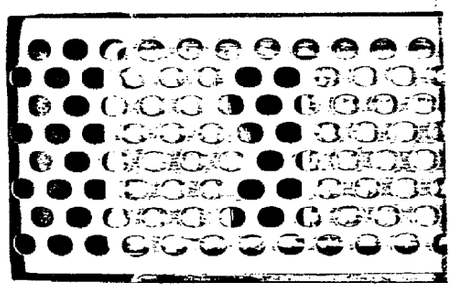
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	62073.12
CON TX	229.67
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	240.67
CHECK	240.67

07/15/98 01 09:44 0001 3668

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0462558
IDENTIF. & REFERENCE

98 JUL 15 AM 9:42

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1319368