This Instrument Prepared By:
Lee & Lee Attorneys, PC
109 East Gay Street
Lebanon, Tennessee 37087

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L&L# 4886

ADDRESS NEW OWNER:
Benjamin F. Haynes
700 Kendall Drive
Nashville, Tennessee 37209

SEND TAX BILL TO:
Owner

MORTGAGEE:
Wilson Bank & Trust
623 West Main Street
Lebanon, TN 37087

MAP **103-06**
GROUP
PARCEL **91.00**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **John P. Peach and wife, Dawn M. Peach** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do transfer and convey unto **Benjamin F. Haynes and wife, Deborah J. Haynes**, hereinafter called the GRANTEES, their heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

A certain tract or parcel of land located in the 8th Civil District of Davidson County, Tennessee, more particularly described as follows, to-wit:

Being Lot No. 23, of the Brookside Courts Addition No. 3 of record in Plat Book 1835, page 107, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to John P. Peach and wife, Dawn M. Peach by deed from David J. Stephens and wife, Michele L. Stephens dated March 28, 1995, of record in Record Book 9630, page 91, Register's Office for Davidson County, Tennessee.

This is improved property known as 700 Kendall Drive, Nashville, Tennessee 37209. Possession is to be given on November 12, 1998.

THIS CONVEYANCE is made subject to all taxes, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

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,

GRANTORS do covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and warrant that the same is unencumbered unless otherwise herein set out; and,

GRANTORS, do further covenant and bind themselves, their 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.

WITNESS our hands this the 12th day of November, 1998. BOOK 11209 PAGE 264

John P. Peach

Dawn M. Peach

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **John P. Peach and wife, Dawn M. Peach**, the bargainors, 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 purposes therein contained.

WITNESS my hand and official seal at office this 12th day of November, 1998.

NOTARY PUBLIC

JOHN M. LEE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires: 4-3-99

* * * * * *

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $152,000.00.

AFFIANT

Subscribed and sworn to before me on this 12th day of November, 1998.

NOTARY PUBLIC

JOHN M. LEE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires: 4-3-99

MAIL ENV.

05 13950
IDENTIF. & REFERENCE

98 NOV 17 PM 3:38
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

8436 11/17 0101 03CHECK 573.40

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 152000.00
CON TX 562.40
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 573.40
CHECK 573.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 8436

05/3950
IDENTIF. ↑ REFERENCE

98 NOV 17 PM 3:38
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1373509