WARRANTY DEED

BOOK 11234 PAGE 152

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 54,000.00

Elizabeth K Lincoln
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF November 19 98

Notary Public

MY COMMISSION EXPIRES: 10-31-2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
American Title Company, Inc., 170 Cude Lane, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph W. Lincoln	Countrywide Home Loans, Inc.	MAP 43-14
(NAME)	(NAME)	
538 E Maple Street	4500 Park Granada	PARCEL 45
(ADDRESS)	(ADDRESS)	
Madison, Tennessee 37115	Calabasas, CA 91302-1613	
(CITY) (STATE) (ZIP)	(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, James E. Moss, III, Married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph W. Lincoln and wife, Elizabeth K. Lincoln

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. 14 on the Map of the Subdivision of Tract No. 1 Forest Park Acreage Tract, of record in Book 843, page 811, Register's Office for Davidson County, Tennessee to which platn reference is here made for a more complete and accurate description.

Being the same property conveyed to James E Moss III , married by deed from Patricia S Davis, of record in Book 9202, page 77, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights-of-way for public utilities.

Said Kimberly Moss, spouse of James E. Moss, III, joins in this conveyance for the purpose of conveying her marital interest in said property.

unimproved ( )
This is improved (X) property, known as 538 E Maple Street, Madison, Tennessee 37115
(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 30th day of November 19 98

James E. Moss III

James E. Moss, III

Kimberly N Moss

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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 James E. Moss, III, Married and w.te Kathy Moss

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 Madison, Tennessee, this 30th day of November 19 98

Commission expires 10-31-2000

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

052017
IDENTIF. ↑ REFERENCE

98 DEC -3 AM 10:33
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

5089 12/03 0101 03CHECK 210.80

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

RECEIVED OF _____

FOR _____

BOOK 11234 PAGE 154

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				~~CMYT 54000.00~~
				CON TX 199.80
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 210.80
				CHECK 210.80
			12/03/98 01	10:32 0001 5089

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0520171
IDENTIF. ↑ REFERENCE

98 DEC -3 AM 10:33
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1380106