(2)

"PREPARED FROM INFORMATION FURNISHED BY THE PARTIES"
"NO TITLE SEARCH PERFORMED"

Send tax bills to:

E. Mark Turner
109 Hatfield Lane
Mt. Juliet, TN 37122

This instrument prepared by:

Michael W. Ferrell
Attorney at Law
3125 N. Mt. Juliet Rd.
P. O. Box 8
Mt. Juliet, TN 37122

mwf

Address of New Owner(s):

Same

Map: 71-16
Group:
Parcel: 322
Improved: X
Unimproved:

98 DEC -4 PM 3:14
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

0521084
IDENTIF. & REFERENCE

WARRANTY DEED

THIS INDENTURE made and entered into on this the 20th day of November, 1998, by and between **GERALDINE PROSSER BEAN, unmarried**, hereinafter referred to as the GRANTOR, and **E. MARK TURNER**, hereinafter referred to as the GRANTEE.

WITNESS, That for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, the said GRANTOR has this day bargained and sold and by these presents does transfer and convey unto the said GRANTEE, his heirs and assigns, the following described tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 33 on the Map of Thornby Place, of record in Plan Book 332, Page 3, Register's Office for said County.

Said Lot No. 33 fronts 50 feet on the southerly side of Dayton Avenue, and runs back between parallel lines, with the westerly margin of an alley, 145 feet to an alley.

Being the same property conveyed to Geraldine Prosser Bean by Quitclaim Deed of record in Book 11238, Page 176, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging unto the said GRANTEE, his heirs and assigns, forever; and the

said GRANTOR does covenant with the said GRANTEE that she is lawfully seized and possessed of said land in fee simple; has a good and lawful right to convey same, and that the same is unencumbered.

THE GRANTOR further covenants and binds herself, her heirs and representatives, to warrant and forever defend the title to said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

When necessary for a proper construction hereof, the plural case shall be read singularly, and so construed.

WITNESS MY HAND on this the day and date first above written.

Geraldine Prosser Bean
GERALDINE PROSSER BEAN

6046 12/04 0101 03CHECK 48.00

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a Notary Public, in and for said County and State, the within named bargainor, GERALDINE PROSSER BEAN, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged the execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office in Mt. Juliet, Tennessee, this the 20th day of November, 1998.

Denise Carver
Notary Public

DENISE CARVER NOTARY PUBLIC AT LARGE WILSON CO TENN.

My Commission Expires: 7-11-99

STATE OF TENNESSEE
COUNTY OF WILSON

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 10,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Geraldine Prosser Bean
Affiant

Subscribed and sworn to before me this the 20th day of November, 1998.

Denise Carver
Notary Public

DENISE CARVER NOTARY PUBLIC AT LARGE WILSON CO TENN.

My Commission Expires: 7-11-99

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11238 PAGE 180

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 10000.00
				CON TX 37.00
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 48.00
				CHECK 48.00
			12/04/98 01	15:15 0001 6046

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05210 84
IDENTIF. ↑ REFERENCE

98 DEC -4 PM 3:14

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

No. 1381052