BOOK 11241 PAGE 473

FILE BOX 42

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 112,000.00

Cheryl M Williams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
3rd DAY OF December 19 98

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Patricia Nicholls
Notary Public

MY COMMISSION EXPIRES: 3-24-01
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: NEW OWNER	MAP-PARCEL NUMBERS
Cheryl M. Williams	[illegible]	MAP #150-14-A
(NAME)	(NAME)	
412 Calumet Court	[illegible]	PARCEL #8CO
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	[illegible]	
(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, Richard E. Sizemore and wife, Angela Sizemore

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Cheryl M. Williams

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. 8, on the Plan of the Final Plat of Calumet, Phase One, of record in Plat Book 6900, Page 673, 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 Richard E. Sizemore, unmarried, by deed from Kenneth A. Dickerson, Jr. and wife, Susan J. Dickerson, of record in Book 10149, Page 915; re-recorded in Book 10272, Page 224, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 7566, Page 664; and Book 9751, Page 92, Register's Office for said County.

This conveyance is subject to all terms and provisions of the By-Laws, of record in Book 7566, Page 678, said Register's Office.

The said Angela Sizemore joins in this conveyance to convey any and all marital interest she may have in said property.

Power of Attorney of Record in Book 11241, Page 468, and Book 11241 and Page 466, Said Register's Office.

unimproved ( )
This is improved (X) property, known as 412 Calumet Court, Antioch, TN 37013
(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 3rd day of December, 19 98

Richard E. Sizemore by Earl Sizemore, Attorney-in-Fact
Richard E. Sizemore

Angela Sizemore by Earl Sizemore, Attorney-in-Fact
Angela Sizemore

FILE BOX 45

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STATE OF TENNESSEE
COUNTY OF

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

709B 12/08 0101 03CHECK 425.40

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, Earl Sizemore, 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 on behalf of Richard E. Sizemore a/k/a Richard Earl Sizemore as his Attorney in Fact as the free act and deed of the within named Richard E. Sizemore.

Witness my hand and official seal at Nashville, Tennessee the 3rd day of December, 1998.

My Commission Expires: 3/24/01

Patricia Nichols

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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, Earl Sizemore, 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 on behalf of Angela Sizemore as her Attorney in Fact as the free act and deed of the within named Angela Sizemore.

Witness my hand and official seal at Nashville, Tennessee the 3rd day of December, 1998.

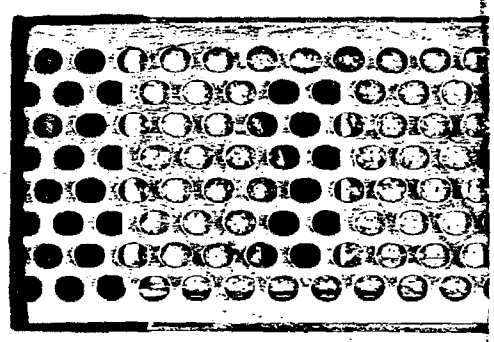
My Commission Expires: 3/24/01

Patricia Nichols

PATRICIA NICHOLLS NOTARY PUBLIC DAVIDSON

98 DEC -8 AM 10:14
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN

0522073
IDENTIF. & REFERENCE



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11241 PAGE 475

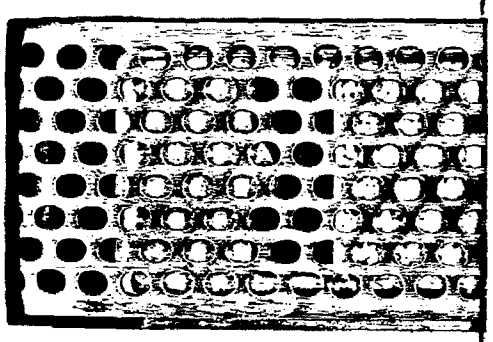
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 112000.00
CON TX 414.40
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 425.40
CHECK 425.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/08/98 01 10:15 0001 7098



05220 73
IDENTIF. # REFERENCE

98 DEC -8 AM 10: 14

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1382091