Realty 48-A

WARRANTY DEED

BOOK 11265 PAGE 918

TERESA L. BEARD NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires: 5-16-99

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 140,000.00

Sylvia Richardson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF December 19 98

Notary Public

MY COMMISSION EXPIRES: 5/16/99
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell & Hildebrand, P.O. Box 1369, Brentwood, TN 37024

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sylvia Richardson (NAME)	NationsBanc Mortgage Corporation (NAME)	171-02-0-A
225 Upper Glenstone Circle (ADDRESS)	P. O. Box 353 (ADDRESS)	107.00CO
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	Louisville, KY 40201-0353 (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, John K. Stewart and wife, Linda Daniels

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sylvia Richardson

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:

Land in Davidson County, TN, being Unit No. 107 on the Plan of Brentwood Villa, Phase 3B, of record in Plat Book 6900, Page 4 and amended in Book 6900, page 329, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to John K. Stewart and wife, Linda Daniels by deed from Radnor Homes, Inc. of record in Book 8781, Page 535, Register's Office for Davidson County, TN.

Subject to Master Deed of record in Book 6923, Page 943, Book 7035, page 115, Book 7101, page 730, Book 7143, page 18, Book 7266, page 84, Book 7423, page 574, Easement in Book 5155, page 164, Storm Water Detention Agreement in Book 6385, page 814, Charter in Book 6936, page 895, Deeds of Conveyance in Book 8127, page 666, Book 8127, page 782, Book 8128, page 17, and all matters shown on the Plan of Record.

052888 IDENTIF. ↑ REFERENCE

98 DEC 28 AM 8:21 BILL GARRETT REGISTER DAVIDSON COUNTY, TN.

4414 12/28 0101 03CHECK 529.00

This is improved (X) unimproved ( ) property, known as 225 Upper Glenstone Circle, Brentwood, TN 37027
(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 our hand s this 15th day of December 19 98

John K. Stewart by Linda Daniels attorney in fact
John K. Stewart

Linda Daniels
Linda Daniels

DAVID A. FARBER
COMM. #1126093
NOTARY PUBLIC - CALIFORNIA
MARIN COUNTY
My Comm. Expires March 29, 2001

STATE OF ~~TENNESSEE~~ CALIFORNIA
COUNTY OF ~~WILLIAMSON~~ Marin
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~XXXXXXXXXXXXXXXXXXXXXXXXXX~~ Linda Daniels

the bargainor ~~XX~~, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she ~~XXXX~~ executed the within instrument for the purposes therein contained. Witness my hand and official seal at ~~XXXXXXXXX~~ California ~~Tennessee~~ this ~~XXXXX~~ 15th day of December 19 98.

Commission expires 3-29-01

David A. Farber
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~~

STATE OF CALIFORNIA
COUNTY OF Marin

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Linda Daniels, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purpose therein contained and who further acknowledged that she is the Attorney In Fact for John K. Stewart and that she is authorized by him to execute this instrument on his behalf.

Witness my hand and seal at Sausalito, California, this 16th day of December, 1998.

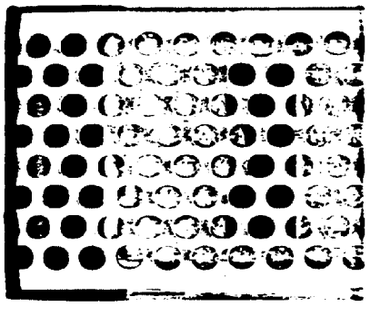
David A. Farber
Notary Public

My commission expires:
3/29/01

DAVID A. FARBER
COMM. #1126093
NOTARY PUBLIC - CALIFORNIA
MARIN COUNTY
My Comm. Expires March 29, 2001

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 11265 PAGE 920

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

	AMT
	140000.00
DON TX	518.00
PRFEE	1.00
MDEED	9.00
CFEE	2.00
TOTAL	529.00
CHECK	529.00

12/28/98 01 00:16 0001 4414

0528881
IDENTIF. ↑ REFERENCE

98 DEC 28 AM 8:21

BILL G... REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1405939

