Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

0530061
IDENTIF. # REFERENCE

39-B
File #98-2002

98 DEC 29 PM 3:13

REGISTER
DAVIDSON COUNTY, TN.

# WARRANTY DEED

BOOK 11271 PAGE 37

**FOR AND IN CONSIDERATION** of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Charlene Jane Toomey,** an unmarried person , hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Brian C. Hill, an unmarried person**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium apartment in Davidson County, Tennessee, Being Unit No. 5849, in Brentwood Trace Condominiums, a Horizontal Property Regime, located on Old Hickory Boulevard, Brentwood, Davidson County, Tennessee, as shown on the plat of Brentwood Trace Condominiums, recorded in book 5200, page 219, as revised in Book 5200, page 230, and Book 5200, page 261, Register's Office for said County, and described in a Master Deed recorded in Book 5524, page 415, amended in Book 5545, page 510, said Registers's Office, to which reference is here made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartments, co-owners and tenants of Brentwood Trace Condominiums, contained in the Master Deed and the By-Laws appended thereto, recorded in Book 5524, page 415, said Register's Office, amendment to Master Deed in Book 5545, page 510, and amendment to By-Laws in book 5537, page 988, said Register's Office, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Charlene Jane Toomey by deed of record in Book 9299, Page 105, RODC.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

**This is improved property, known as:** 5849 Brentwood Trace, Brentwood, TN 37027

**TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seised and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF** this 15th day of December, 1998

Charlene Jane Toomey

**Charlene Jane Toomey**

State of Tennessee )
County of Davidson )

BOOK 11271 PAGE 38

On this the 15th day of December, 1998, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **Charlene Jane Toomey**, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 9-29-2001

**State of Tennessee** )
**County of Davidson** )

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$79,400.00**.

Charlene J Toomey
Affiant

Sworn and subscribed before me on this the 15th day of December, 1998.

Notary Public

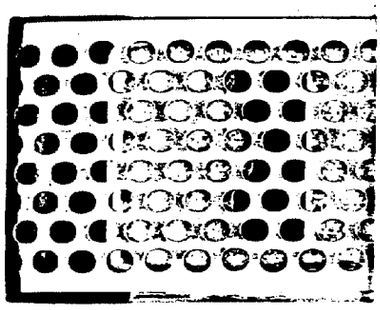
My Commission Expires: 9-29-2001

5694 12/ 0101 03CHECK 304.78

| NEW OWNER: | RESPONSIBLE FOR TAX PAYMENT: | TAX MAP-PARCEL #: |
|---|---|---|
| Brian C. Hill | Countrywide Home Loans | 160-14-B-145CO |
| 5849 Brentwood Trace | 718 Thompson Lane #105 | |
| Brentwood, TN 37027 | Nashville, TN 37204 | |

## OFFICIAL RECEIPT

**BILL GARRETT**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**



RECEIVED OF _____

FOR _____

BOOK 11271 PAGE 39

| | | |
|---|---|---|
| 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 |

| | |
|---|---|
| MAMT | 79400.00 |
| MOR TX | 293.78 |
| PRFEE | 1.00 |
| TDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 304.78 |
| CHECK | 304.78 |

12/29/98 01 15:10 0001 5694

0530061 IDENTIF. # REFERENCE

98 DEC 29 PM 3:13

REGISTER
DAVIDSON COUNTY, TN.

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

**No.** 1403009

