NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Commission Expires SEPT. 23, 2000

STATE OF TENNESSEE 9475
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,000.00

Terri Sweetman

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th **DAY OF** December, **19** 98.

Notary Public

MY COMMISSION EXPIRES: _____

THIS INSTRUMENT WAS PREPARED BY

J. Blake Freeman, Attorney at Law, 51 Century Blvd., #110, Nashville, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Terri Sweetman	AmSouth Bank	96-14-23
(NAME)	(NAME)	
2822 Branwood Drive	2050 Parkway Office Circle	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37214	Birmingham, AL 35244	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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FOR AND IN 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, Herman L. Key, Jr., unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Terri Sweetman, a married person, and Gareth C. Sweetman, husband and wife

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, Tennessee, being Lot No. 113 on the Plan of Twin Lawn Subdivision, a plat of which is of record in Book 2331, page 9, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

BEING the same property conveyed to Herman L. Key, Jr. by deed from Herman L. Key, Jr., and wife, Linda K. Key, filed of record in Book 10808, page 421, also acquired by instrument of record in Book 6249, page 202, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 2822 Branwood Drive, Nashville, TN 37214

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 his hand this 30th day of December, 19 98.

Herman L. Key, Jr.

9475

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

Herman L. Key, Jr., unmarried

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 Nashville, Tennessee, this 30th day of December, 19 98.

My commission expires _____

Notary Public

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 23, 2000

05327722

IDENTIF. & REFERENCE

99 JAN -5 AM 8:44

ALL COUNTY REGISTER
DAVIDSON COUNTY, TN.

8486 01/05/99 01:01 CHECK 299.00

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

CAMT	78000.00
CON TX	288.60
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	299.60
CHECK	299.60

01/05/99 01 08:41 0001 8486

05327?22
IDENTIF. # REFERENCE

99 JAN -5 AM 8:44

...LL GARRETT, REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1407879