WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 106,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF January 19 99

Notary Public

MY COMMISSION EXPIRES: 2-3-2001
(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:	MAP-PARCEL NUMBERS
Helene P. Kambu (NAME)	First American National Bank (NAME)	MAP 162-2
4041 Keeley Drive (ADDRESS)	First American Center (ADDRESS)	PARCEL 87
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37237 (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, Larry Wayne Batchelor and Sandra E. Batchelor

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Helene P. Kambu and Alphonse Nganga Londa-Sasa and Emmanuel Londa-Sasa and Josephine M. Bumba-Sasa

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. 132 on the Plan of Colewood Acres, Section 2, as of record in Book 3700, Page 135, said Register's Office.

Said Lot No. 132 fronts 92 feet on the westerly side of Keeley Drive and runs back 145.3 feet on the southerly line and 154.9 feet on the northerly line, to a broken line in the rear on which it measures 75.3 feet.

BEING the same property conveyed to Larry Wayne Batchelor and wife, Sandra E. Batchelor by Quitclaim Deed from Patrick J. Kennedy, Trustee, of record in Book 5315, Page 180, Register's Office for said County.

0536992
IDENTIF. & REFERENCE

99 JAN 14 PM 1:20
RECEIVED
DAVIDSON COUNTY, TN.

2987 01/14 0101 03CHECK 403.20

unimproved ( )
This is improved (X) property, known as 4041 Keeley Drive, 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 our hand s this 12th day of January, 19 99

Larry W. Batchelor
Larry Wayne Batchelor

Sandra E. Batchelor
Sandra E. Batchelor

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 Larry Wayne Batchelor and Sandra E. Batchelor

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 12th day of January 19 99

Commission expires 2-3-2001

Amy Beth Walpole
Notary Public

AMY BETH WALPOLE NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

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

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

BOOK 11298 PAGE 108

0536992
IDENTIF. & REFERENCE

99 JAN 14 PM 1:21

ILL. DAVIDSON COUNTY, TN.
DAVIDSON COUNTY, TN.

CAMT	
	106000.00
CON TX	392.20
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	403.20
CHECK	403.20

01/14/99 01 13:19 0001 2987

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1412428