RETURN TO: P
TRANSCONTINENTAL TITLE CO.
LAKEVIEW RIDGE 11
2630 ELM HILL PIKE, SUITE 100
NASHVILLE, TN 37214
TNIFO #85898

Maximum Principal Indebtedness
For Tennessee Recording Tax
Purpose is $ 25,800 03

STATE OF TENNESSEE
COUNTY OF Davidson The actual consideration or value whichever is greater, for this transfer is $ 106,500

Masha BOOK 11304 PAGE 253
Affiant

Subscribed and sworn to before me, this 22 day of Oct, 1998.

My commission expires: _____

Maud
Notary Public

MANDY SLIGER
NOTARY PUBLIC
MY COMMISSION EXPIRES:
JULY
28
2002

WARRANTY DEED

Address of New Owner & Send Tax Bills to:	Prepared By: Linda R. Kosack, Atty. 8109 Wikle Road, East Brentwood, TN 37027
505 SELSEY COURT S. HERMITAGE, TN	Return To: TransContinental Title Company 2630 Elm Hill Pike, Ste. 100 Nashville, TN 37214

map & parcel no. 64-16-0-C-3.00

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

KEVIN LYLE TOMPKINS AND WIFE, JILL TOMPKINS

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

TIM SMITH

4953 01/20 0101 03CHECK 405.05

hereinafter called the Grantee, his heirs and assigns, a certain tract of land in DAVIDSON County, Tennessee, described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 3 ON THE PLAN OF SECOND REVISION WEMBLEY DOWNS, SECTION ONE, OF RECORD IN PLAT BOOK 3900, PAGE 301, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO KEVIN LYLE TOMPKINS AND WIFE, JILL TOMPKINS BY WARRANTY DEED FROM PHILLIPS BUILDERS, INC. DATED FEBRUARY 29, 1992 AND RECORDED MARCH 5, 1992 IN BOOK 8567, PAGE 577, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Property Address: 505 SELSEY COURT S., HERMITAGE, TN

05387797
IDENTIFICATION REFERENCE
99 JAN 20 PM 1:47
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

This conveyance is made subject to:

1. 19___ taxes, which have been prorated and assumed by Grantee.

2. Restrictive covenants contained in instrument of record in Book _____, page _____, Register's Office for said County.

3. Matters shown on the Plan of record in Plat Book _____, page _____, Register's Office for said County.

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 numbers shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 22 day of Oct, 1998.

Kevin Lyle Tompkins

Jill Tompkins

State of Tennessee
County of Davidson

On this 22 day of Oct, 1998, before me personally appeared Kevin Lyle Tompkins and Jill Tompkins to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal,
My Commission expires:

Notary Public

WARRANTY DEED

The preparer of this Deed makes no representation as to the status of the title of the property described herein, or as to the accuracy of description.

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

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0538797

IDENTIF. REFERENCE

99 JAN 20 PM 1:47

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT

10:00.00

CON TX 74.05

PRFEE 1.00

WDFEE 5.00

CFEE 2.00

TOTAL 408.05

CHECK 408.05

01/20/99 01 13:46 0001 4953

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1414380