BOOK 11307 PAGE 884

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $110,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 DAY OF JANUARY, 1999.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 LEBANON ROAD, HERMITAGE, TENNESSEE 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
MICHAEL J. ROBERTS ET UX 4819 CIMARRON WAY NASHVILLE, TN 37013	SAME	MAP 148-15 PARCEL 52

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,

R. J. ROBERTS AND WIFE, CHARLENE ROBERTS

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

MICHAEL J. ROBERTS AND WIFE, BRENDA P. ROBERTS

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:

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. 193 ON THE PLAN OF APACHE HILLS SUBDIVISION, SECTION 3, AS OF RECORD IN BOOK 4175, PAGE 9, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO R. J. ROBERTS AND WIFE, CHARLENE ROBERTS BY DEED FROM HENRY S. MCPHERSON AND SANDRA F. MCPHERSON DATED MARCH 31, 1977 OF RECORD IN BOOK 5139, PAGE 266, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This conveyance is made subject to the following:
1. Property is subject to all matters affecting said premises as contained in Plat Book 4175, Page 9, Register's Office for Davidson County, Tennessee, including but not limited to a 30' minimum building setback line along the front of said lot, a 15' minimum building setback line along the southwest side of said lot and a 10' easement for utilities and drainage purposes along the rear of said lot.
2. Property is subject to Restrictive Covenants contained in Book 4225, Page 657, and in Book 4361, Page 162 and amended in Book 4454, Page 301, Register's Office for Davidson County, Tennessee.
3. 1999 Taxes and subsequent years constitute a lien although not yet due and payable.
4. Any and all restrictions, conditions and easements of record.

This is improved property known as: 4819 CIMARRON WAY, 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 19th day of JANUARY, 1999.

R J ROBERTS

CHARLENE ROBERTS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, R. J. ROBERTS AND WIFE, CHARLENE ROBERTS, with whom I am personally acquainted, (or who 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, at office, this 19th day of JANUARY, 1999.

NOTARY PUBLIC

My Commission Expires: NOV 24, 2001

05398611
IDENTIFICATION REFERENCE
99 JAN 22 PM 1:46
WILL COWAN REGISTER
DAVIDSON COUNTY, TN.
6070 01/22 0101 03CHECK 418.00

PLEASE RETURN TO:
STATE TITLE, INC.
4334 LEBANON ROAD
HERMITAGE, TN 37076

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

0539861

IDENTIFICATION/REFERENCE

99 JAN 22 PM 1:46

BILL GARRETT, REGISTER
DAVIDSON COUNTY, TN

CAMT
110000.00
CON TX 407.00
PRFEE 1.00
MISC 8.00
CFEE 2.00
TOTAL 418.00
CHECK 418.00

01/22/99 01 13:44 0001 6070

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1415490