This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

BOOK 11309 PAGE 336

ADDRESS NEW OWNER:
Ismael Gomez
315 Cedarmont Drive
Nashville, Tennessee 37211

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 162-9
PARCEL 10
5DU-32165

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Odell Cowan and wife, Mabel C. Cowan hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Ismael Gomez, unmarried, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Lot No. 4, on the Plan of Cedarwood Estates, Section 6, Revised, of record in Plat Book 5200, Page 196, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Odell Cowan and wife, Mabel C. Cowan, by deed from FAS Builders, Inc. of record in Book 5520, Page 162, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 5497, Page 196, and such easements and setback lines of record in Plat Book 5200, Page 196, said Register's Office.
Taxes for 1999 have been pro-rated and assumed by Grantee(s).

This is improved property known as 313/315 Cedarmont Drive, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ismael Gomez, unmarried, his heirs and assigns, forever; and we, Odell Cowan and wife, Mabel C. Cowan do covenant with the said Grantee that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it; 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 Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

05403311
IDENTIFICATION REFERENCE
99 JAN 25 AM 10:48
ALL TAXES PAID
REGISTER
DAVIDSON COUNTY, TN.

Witness our hands this the 21st day of January, 1999.

Odell Cowan

Mabel C. Cowan

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Odell Cowan and wife, Mabel C. Cowan the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 21st day of January, 1999.

NOTARY PUBLIC

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 1/27/2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 92,000.00

AFFIANT

Subscribed and sworn to before me this 21st day of January, 1999.

NOTARY PUBLIC
My Commission Expires: 1/27/2001

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

4566 01/25 0101 03CHECK 351.40

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

054033 I

IDENTIFICATION/REFERENCE

99 JAN 25 AM 10:48

REGISTER
DAVIDSON COUNTY, TN.

CAMT	92000.00
CON TX	340.40
PRFEE	1.00
WDFEE	9.00
CFEE	2.00
TOTAL	351.40
CHECK	351.40

01/25/99 01 10:47 0001 6566

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1415982