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This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

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ADDRESS NEW OWNER:
Stephanie Leigh McClary
5705 Spring House Way
Brentwood, Tennessee 37027

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Sunshine Mortgage Corporation
2401 Lake Park Dr., Suite 300
Smyrna, GA 30080

MAP **160-12**
GROUP
PARCEL **162**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEES", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Jackie W. Brassfield, Jr. and wife, Dayna G. Brassfield** hereinafter called the "GRANTORS", have bargained and sold, and by these presents, do transfer and convey unto **Stephanie Leigh McClary, unmarried, and Andrea Lee Hooper, married,** 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. 206 of Hearthstone Subdivision, Phase IV, of record in Plat Book 5200, page 547, amended in Book 6252, page 422, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.
>
> Being the same property conveyed to Jackie W. Brassfield, Jr. and wife, Dayna G. Brassfield by deed from C. Keith Blackburn and wife Lori Z. Blackburn of record in Book 10613, page 275, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 1999 and subsequent years.

This is improved property known as 5705 Spring House Way, Brentwood, Tennessee 37027.

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, GRANTORS do covenant with the said "GRANTEES" that they 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, "GRANTORS", do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said "GRANTEES", and 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.

98 JAN 25 PM 4:04
05406658
IDENTIF. & REFERENCE
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.
6930 01/25 0101 03CHECK 788.00

WITNESS our hands this the 14th day of January, 1999.

Jackie W. Brassfield, Jr.

Dayna G. Brassfield

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Jackie W. Brassfield, Jr. and wife, Dayna G. Brassfield**, 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 this 14th day of January, 1999.

Thomas I. Bottorff
NOTARY PUBLIC

My Commission Expires: 2/23/2002

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $210,000.00.

Stephanie Leigh McClary
AFFIANT

Subscribed and sworn to before me on this 14th day of January, 1999.

Thomas I. Bottorff
NOTARY PUBLIC

My Commission Expires: 2/23/2002

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

054065 8
IDENTIF. 1 REFERENCE

99 JAN 25 PM 4:04

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	210000.00
CON TX	777.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	788.00
CHECK	788.00

01/25/99 01 16:02 0001 6930

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1416341