Realty 42A

WARRANTY DEED

BOOK 11319 PAGE 360

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 125,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF January 19 99

Notary Public

MY COMMISSION EXPIRES: January 29, 2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Realty Title & Escrow Company, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Linda Sue Lane	Fort Worth Mortgage, a Division	117-08-292
3725 Bellaire (NAME) Drive South ~~3308 Belmont Blvd.~~	(NAME) 2626 West Freeway	
Fort Worth (ADDRESS) TX 76109 ~~Nashville, TN 37215~~	(ADDRESS) Fort Worth, TX 76102	
(CITY) (STATE) (ZIP)	(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, Mary Teresa Clepper Whitley now HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Linda Sue Lane and Rachael Leigh Lane, as tenants in common with the right of survivorship 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, TN, being Lot No. 4-A on the Zone Lot Division of Lots 1,4 and 6 on the Plan of Hawthorne Heights, of record in Book 5200, Page 552, as amended in Book 5200, Page 750, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Together with an ingress/egress easement for access to and from Belmont Blvd. over and across neighboring Lot 4-B.

Being the same property conveyed to Mary Teresa Clepper by deed from Gordon D. Denney and wife, Celia J. Denney of record in Book 8665, Page 970, Register's Office for Davidson County, TN. Mary Teresa Clepper now being known as Mary Teresa Clepper Whitley.

This description is the same used in the previous deed of record.

99FEB-1 PM 1:54
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

9610 02/01 0101 03CHECK 473.50

0054155

IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 3308 Belmont Blvd., Nashville, TN 37215
(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 my hand this 29th day of January, 19 99

Mary Teresa Clepper Whitley

Mary Teresa Clepper Whitley

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary Teresa Clepper Whitley

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 29th day of January 19 99.

Commission expires January 29, 2000

Notary Public

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 _____

BOOK 11319 PAGE 362

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

0543155

IDENTIF. & REFERENCE

99FEB-1 PM 1:54

JILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

	CAMT
	125000.00
CON TX	462.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	473.50
CHECK	473.50

02/01/99 01 13:52 0001 9610

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1418972