PBW

THIS INSTRUMENT PREPARED BY:
David B. Herbert
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375

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WARRANTY DEED

Name and Address of New Owner:
David A. Lee
1714 Temple Avenue
Nashville, Tennessee 37215

Send Tax Bills To:
Union Planters Bank, N.A.
P.O. Box 2282
Memphis, Tennessee 38101-2282

Street Address of Subject Property:	Map-Parcel No:
1714 Temple Avenue	Map 131-3
Nashville, Tennessee 37215	Parcel 191.00

FOR AND IN CONSIDERATION 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, **AMELIA S. HOLLIMAN, AN UNMARRIED PERSON,** hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto **DAVID A. LEE,** hereinafter called **"GRANTEE,"** his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 47 on the Map of Neil Hunt Subdivision, of record in Book 974, page 19, Register's Office for Davidson County, Tennessee.

Said Lot No. 47 fronts 75.15 feet on the northerly side of Temple Avenue and runs back between paralell lines 225.00 feet, more or less, to a dead line.

Being the same property conveyed to Amelia S. Holliman by deed from Roger Joseph Geil, Jr. and wife, Mary C. Geil of record in Book 8970, page 711, said Register's Office.

The conveyance of the above described parcel of land is subject to the following:

1. 1999 Metropolitan Davidson County taxes which have been prorated by the parties and assumed by the Grantees;

2. All matters shown on the Plan of record in Book 974, page 19, Register's Office for Davidson County, Tennessee.

3. Restrictive Covenants contained in an instrument of record in Book 6104, page 64, Book 1108, page 693, and Book 1129, page 321, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever, and GRANTOR does covenant with the said GRANTEE that she is 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 GRANTOR does further covenant and bind herself, her heirs and assigns, 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 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, 1999.

Amelia S. Holliman

AMELIA S. HOLLIMAN

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

On this 29th day of January, 1999, before me personally appeared Amelia S. Holliman to me known to be the person(s) described in, and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

Witness my hand and official seal.

Notary Public

My Commission Expires

DAVID B. HERBERT NOTARY PUBLIC DAVIDSON COUNTY, TENN. LARGE

My Commission Expires
March 24, 2001

99 FEB -1 PM 4:14

WILLIAM R. MORRISS, REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

05434472

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value whichever is greater, for this transfer is $172,000.00.

David O. Lee
Affiant

Subscribed and sworn to before me, this the 29th day of January, 1999.

NOTARY PUBLIC

DAVID B. HERBERT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires

My Commission Expires
March 24, 2001

5933 02/01 0101 03CHECK 651-40

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

0543472

IDENTIF. & REFERENCE

99FEB-1 PM 4:14

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

	CAMT	
		172000.00
	CON TX	636.40
	PRFEE	1.00
	WDEED	12.00
	CFEE	2.00
	TOTAL	651.40
	CHECK	651.40
02/01/99	01	16:12 0001 9933

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1419295