BOOK 11321 PAGE 974

File in Box No. 19 B

WARRANTY DEED

STATE OF TENNESSEE #99-1-47-B

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 122,400.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: July 24, 1999

(AFFIX SEAL)

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ERBY S. FULGHUM	SOURCE ONE MORTGAGE SERVICES CORP.	MAP 086-14-0-B
(NAME)	(NAME)	
2717 Fleet Drive	27555 Farmington Road	PARCEL 082CO
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076-3529	Farmington hills, MI 48334-3314	FB #04D-93156
(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, TED D. JENNINGS AND WIFE, RHONDA L. JENNINGS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ERBY S. FULGHUM AND WIFE, MARY E. FULGHUM

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. 32, on the Final Plat of Fleetwood Subdivision, Phase Two, being a Planned Unit Development of record in Book 6900, Pages 738 and 739, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description thereof.

BEING the same property conveyed to Ted D. Jennings and wife, Rhonda L. Jennings and James C. Frizzell, by Deed from Ken Lokey Homes, Inc., of record in Book 8118, Page 185, and further conveyed to Ted D. Jennings and wife, Rhonda L. Jennings by Quitclaim Deed from James C. Frizzell, Unmarried, of record in Book 9792, Page 762, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 7170, Page 987, amended in Book 7628, Page 6, and made applicable to Phase 2 in Book 7940, Page 565, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

unimproved ( )
This is improved (X) property, known as 2717 Fleet Drive, Hermitage, TN 37076-3529
(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 29th day of January, 1999

Ted D Jennings
TED D. JENNINGS

Rhonda L. Jennings
RHONDA L. JENNINGS

DCTN01WC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named TED D. JENNINGS AND WIFE, RHONDA L. JENNINGS

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 29th day of January, 1999.

Commission expires July 24, 1999

Notary Public

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

99FEB-2 PM 1:57
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.
0478 02/02 0101 03CHECK 463.88
IDENTIF. → REFERENCE
0543988

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11321 PAGE 976

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

0543988
IDENTIF. ↑ REFERENCE

99FEB-2 PM 1:57

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT
122400.00
CON TX 452.88
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 463.88
CHECK 463.88

02/02/99 01 13:55 0001 0476

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1419828