FILE BOX 45

WARRANTY DEED

BOOK 11329 PAGE 748

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 41,373.61

Jane Jackson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
4th DAY OF February 19 99

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

MY COMMISSION EXPIRES: ~~February 4, 1999~~ 3/24/01
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jane Jackson	GMAC Mortgage Corporation	MAP 75-8-O-A
(NAME)	(NAME)	
610 Templewood Drive	P. O. Box 780	PARCEL 58 CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Waterloo, Iowa 50704-0780	
(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, Dorothy F. Jackson, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jane Jackson , unmarried

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:

A CERTAIN CONDOMINIUM apartment in Davidson County, Tennessee being Unit No. 162, on the plan of Condominium Site of Brooke Castle, of record in Book 6250, Page 156, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Dorothy F. Jackson by deed from Clairmont Investors-Brooke Castle, A Tennessee Joint Venture, Composed of MCR Development Corp., and Medlin Wherry Co., Inc., of record in Book 7189, Page 889, Register's Office for said County.

This conveyance is subject to all terms and provisions of the Restrictions, Master Deed, and By-Laws, of record in Book 6519, Page 747, said Register's Office.

This conveyance is subject to a Deed of Trust executed by Dorothy F. Jackson, to W. Terry Edwards, Trustee, for Citizens and Southern Mortgage Company, dated March 31, 1987, and filed for record in Book 7189, Page 892, Register's Office for said County, with an unpaid principal amount of approximately $41,373.61, which the grantees herein hereby assume and agree to pay. The escrow account if any is hereby transferred to the grantees.

unimproved ( )
This is improved (X) property, known as 162 Brooke Castle Drive, Hermitage, TN 37076
(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 4th day of February, 19 99

Dorothy F Jackson

Dorothy F. Jackson

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 Dorothy F. Jackson, unmarried

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 Nashville, Tennessee, this 4th day of February, 19 99.

Commission expires ~~February 4, 1999~~ 3/24/01

Notary Public

PATRICIA NICHOLLS 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

98-0545825

IDENTIF. & REFERENCE

99FEB-5 AM10:21

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

80408 14.00
80408 1 0101 02/05/99 02:04:03PM
02412

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11329 PAGE 750

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

0545825
IDENTIF. ↑ REFERENCE

99FEB-5 AM 10:21

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	41373.61
CON TX	153.08
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	164.08
CHECK	164.08

02/05/99 01 10:20 0001 2412

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1421733