WARRANTY DEED

BOOK 11343 PG. 200

DAVIDSON COUNTY

My Commission Expires JAN. 27, 2001

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 144,500.00

Steven H. Williard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF February 19 99

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Steven G. Waters, Attorney, 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steven H. Williard	Tucker Federal Bank	33-14-78
(NAME)	(NAME)	
816 Nella Drive	P. O. Box 211788	11D 42160
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	Augusta, GA 30917-1788	
(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 G. Bilbro, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steven H. Williard and wife, Brenda L. Williard

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. 103 on the Plan of Pleasant Hills Addition, as of record in Book 3300, page 7, Register's Office for Davidson County, Tennessee.

SAID Lot No. 103 fronts 131.6 feet on the north side of Nella Drive and extends back 342.2 feet on the west line and 278 feet on the east line to a dead line in the rear on which it measures 150 feet.

Being the same property conveyed to Mary G. Bilbro, a widow by deed from Ted A. Marlowe and wife, Jean T. Marlowe of record in Book 4384, page 403, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 3029, page 49 and Book 3251, page 73, said Register's Office.

99 FEB 17 PM 2:19

0549927

INSTR. # REFERENCE

unimproved ( )
This is improved (X) property, known as 816 Nella Drive, Goodlettsville, TN 37072
(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 12th day of February, 19 99

Mary G. Bilbro

Mary G. Bilbro

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 Mary G. Bilbro, a widow

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 Goodlettsville, Tennessee, this 12th day of February, 19 99.

Commission expires _____

Notary Public

DAVIDSON COUNTY, TN

My Commission Expires JAN. 27, 2001

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ 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 _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ and _____ 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

6822 02/17 0101 03CHECK

545.65

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11343 PG. 202

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

0549927
IDENTIFICATION REFERENCE

99 FEB 17 PM 2:19
REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

CAMT
144500.00
CON TX 534.65
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 545.65
CHECK 545.65

02/17/99 01 14:17 0001 6822

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1426073