RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

BOOK 11343 PG. 508

SEND TAX BILL TO:
Mortgagee

ADDRESS NEW OWNER:
Joe L. Mills & Jennifer D. Foster
761 West Meade Drive
Nashville, Tennessee 37205

MAP **115-7**
GROUP
PARCEL **45**

MORTGAGEE:
SouthTrust Mortgage Corporation
5409 Maryland Way Suite 100
Brentwood, Tennessee 37027

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum 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, **Joe W. Foxall and wife, Betty S. Foxall** hereinafter called the "GRANTORS", have bargained and sold, and by these presents, do transfer and convey unto **Joe L. Mills and Jennifer D. Foster, both unmarried**, as joint tenants with right of * 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:

*survivorship

Land in Davidson County, Tennessee, being Lot No. 29 on the Plan of West Meade Estates, Section 4, of record in Book 3300, page 61, Register's Office, Davidson County, Tennessee.

**

Being the same property conveyed to Joe W. Foxall and wife, Betty S. Foxall by deed from Lloyd H. Schmidt and wife, Vollie J. Schmidt of record in Book 4531, page 611, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 1999 and subsequent years.

This is improved property known as 761 West Meade Drive, Nashville, Tennessee 37205.

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, GRANTORS do covenant with the said "GRANTEES" that they 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, "GRANTORS", do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said "GRANTEES", and their heirs and assigns, against the lawful claims of all persons whomsoever. Whereever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

** SAID Lot No. 29 fronts 115.0 feet on the southwesterly side of West Meade Drive and runs back 388.3 feet on the northwesterly line and 413.6 feet on the southerly line, to a dead line, measuring 117.43 feet thereon.

WITNESS our hands this the 12th day of February, 1999.

Joe W. Foxall

Betty S. Foxall

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Joe W. Foxall and wife, Betty S. Foxall**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 12th day of February, 1999.

Rebecca T. Garland
NOTARY PUBLIC

My Commission Expires: 3/24/2001

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $185,000.00.

AFFIANT

Subscribed and sworn to before me on this 12th day of February, 1999.

Rebecca T. Garland
NOTARY PUBLIC

My Commission Expires: 3/24/2001

055001.1
FOR REFERENCE
99 FEB 17 PM 3:25
6940 02/17 0101 03CHECK 695.50

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11343 PG. 510

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

CAMT
185000.00
CON TX 684.50
PRFEE 1.00
MDEED 8.00
CFEE 2.00
TOTAL 695.50
CHECK 695.50
02/17/99 01 15:24 0001 6940

055001 I.

IF SAME, A REFERENCE

99FEB 17 PM 3:25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1426190