0550890

IDENTIF. ↑ REFERENCE

After Recording Return To:
Residential Title & Escrow Corp.
599 W. Sam Ridley Parkway, Suite 107
Smyrna, Tennessee 37167

99 FEB 19 PM 1:29

REGISTER
DAVIDSON COUNTY, TN.

--------SPACE ABOVE THIS LINE FOR RECORDING INFORMATION--------

WARRANTY DEED

BOOK 11346 PG. 649

FOR AND IN CONSIDERATION OF the sum of Ten and 00/100 Dollars cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **JON E. STARK, UNMARRIED** , (hereinafter referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey unto, **EDWARD A. MORRIS, JR.** (hereinafter referred to as "Grantee") their heirs and assigns, forever, that certain parcel of real estate located in Davidson County, State of Tennessee, and being described as follows, to-wit:

Parcel of land in Davidson County, Tennessee, to-wit:

Being the southerly 170 feet of Lot No. 1 on the Map of Netwon Cannon's Subdivision of Block 4 of G.T. Sheegog's Subdivision at Bordeaux, as of record in Book 547, page 185, Register's Office for said County.

Said part of said lot fronts 80 feet on the northeasterly side of Esther Street or Avenue and runs back between parallel lines 170 feet to a dead line.

Being a part of the same property conveyed to Jon E. Stark, unmarried, by deed from Clifton Hornbuckle Jr., and James B. (Pete) Whitaker, co-executors of the estate of Mary Louise Paty, dated August 28, 1998, recorded August 31, 1998, of record in Book 11089, page 936, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, to forever warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns, against the lawful claims of all person, whomsoever.

Witness our hands this 16th day of February, 1999.

Jon E. Stark, unmarried

RECORDED FOR 01/20 FEE
03-012 210.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared, Jon E. Stark, unmarried, the within named bargainor(s), to me personally known (or proved to me on the basis of satisfactory evidence) to be the person(s) named in and who executed the foregoing instrument, and who acknowledged the execution of same to be their free act and deed.

Witness my hand and official seal this 16th day of February, 1999.

Notary Public

My Commission Expires: 12-11-2001

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 54,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 16th day of February, 1999.

Notary Public

My Commission Expires: 12-11-2001

MAP AND PARCEL NUMBERS: Map 81-01 Parcel 11.00

ADDRESS NEW OWNER:

Edward A. Morris, Jr.
3102 Esther Avenue
Nashville, TN 37207

SEND TAX BILLS TO:

America's Wholesale Lender
4500 Park Granada
Calabasas, CA 91302-1613

THIS INSTRUMENT PREPARED BY:

Residential Title & Escrow Corp.
599 W. Sam Ridley Parkway, Suite 107
Smyrna, Tennessee 37167
File # 99010020

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11346 PG. 651

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

055089

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99FEB 19 PM 1:29

CONSIDERATION

CONSIDERATION	54000.00
CONVEYANCE TAX	159.80
PROBATE FEE	1.00
MISCELLANEOUS	8.00
COMPUTER FEE	2.00
TOTAL	210.80
CHECK	210.80

[illegible] 01 13:35 0001 7861

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1427092