File in Box No. 19 B

THIS INSTRUMENT PREPARED BY: LARRY D. CRAIG, ATTORNEY AT LAW, 305 FOURTEENTH AVENUE, NORTH, NASHVILLE, TENNESSEE 37203

BOOK 11358 PG. 48

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of value whichever is greater, for this transfer is $157,500.00.

Affiant

Subscribed and sworn to before me this the 24th day of February, 1999.

Notary Public

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 7/24/99

#99-2-45-B

WARRANTY DEED

Address New Owner(s)as follows:	Send Tax Bills To:	Map-Parcel Numbers
Suzanne J. Dortch 729 General George Patton Road Nashville, Tennessee 37221	Cendant Mortgage Corporation 6800 Atrium Way Mt. Laurel, NJ 08054 Loan No. 2529972	Map 142-09-0-F Parcel 729.00 CO

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 consideration the receipt of which is hereby acknowledged, **we, Alma J. Berry and Patricia W. Karnes, joint tenants with rights of survivorship, unmarried persons,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey **unto Suzanne J. Dortch, an unmarried person,** hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

99 FEB 26 AM 11:12

DAVIDSON COUNTY REGISTER

05537784

IDENTIF. & REFERENCE

LAND in Davidson County, Tennessee, being Unit No. 729, together with the Carport designated No. 729-C, of River Plantation, Section VIII, Phase II, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, General George Patton Road and Old Harding Pike, Nashville, Davidson County, Tennessee, as shown on the Plan of River Plantation, Section VIII, Phase II, Condominium Apartments, recorded in Book 6900, Page 397, corrected in Book 8123, Page 690, and amended in Book 6900, Page 514-517, and further amended in Book 6900, Page 654-657, Register's Office for Davidson County, Tennessee, and established by a Master Deed, of record in Book 7417, Page 396, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete identification of said Unit.

Being the same property conveyed to Alma J. Berry and Patricia W. Karnes, joint tenants with right of survivorship, by deed from Haury & Smith Contractors, Inc. of record in Book 8002, Page 799, Register's Office for Davidson County, Tennessee.

This is improved property known as 729 General George Patton Road, Nashville, Tennessee 37221.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEE, her heirs and assigns, forever; and we do covenant with the said GRANTEE 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, 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 GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever. Whenever 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 hands this 24th day of February, 1999.

ALMA J. BERRY

PATRICIA W. KARNES

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 Alma J. Berry and Patricia W. Karnes, unmarried persons, 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 instrument for the purposes therein contained.

Witness my hand and seal at Nashville, Tennessee, this 24th day of February, 1999.

NOTARY PUBLIC

My Commission Expires: 7/24/99

PETER WEISS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

52*3655 RECORDED 02/26/99 02:22 PM

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 11358 PG. 50

FOR _____

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

0553784
IDENTIF. & REFERENCE

99FEB 26 AM 11:12

REGISTER
DAVIDSON COUNTY, TN.

CAMT	57500.00
CON TX	582.75
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	593.75
CHECK	593.75

02/26/99 01 11:10 0001 0922

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1430124