PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
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Ph. (615) 298-3312 - Fax. 292-8746
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W & I Ref: (sk) Title No: 40707
Dav. Co. File: Box 8

ADDRESS NEW OWNER:

Richard A. Maradik, Jr.
Anne J. Maradik
3908 Wayland Drive
Nashville, TN 37215

RESPONSIBLE FOR TAX PAYMENT:

Suntrust Bank, Nashville, N.A.
P.O. Box 305110/7th Floor
Nashville, TN 37230-5110

TAX MAP-PARCEL NUMBERS: 130-11-097

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 304,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Ann Wiley Hunt, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Richard A. Maradik, Jr. and spouse, Anne J. Maradik,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 3 of Block "R" on the Plan of Tyne Meade, Section IV of record in Plat Book 1424, page 25, Register's Office for said County.

SAID Lot No. 3 of Block "R" fronts 125 feet on the northerly margin of Wayland Drive and extends back 326 feet on the westerly line and 371.3 feet on the easterly line to a dead line in the rear, measuring 133.3 feet thereon.

BEING the same property conveyed to Ann Wiley Hunt by deed from Douglas Johnson and wife, Ella Blair Johnson of record in Book 7364, page 34, Register's Office for Davidson County, Tennessee.

Charles W. Hunt, Jr. joins in this conveyance strictly to release any and all marital interest he may have in the above described property.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 1999, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 1424, Page 25, said Register's Office, which Plan shows a 75 foot minimum building setback line from Wayland Drive and a 10 foot easement for public utility installation and maintenance purposes along the rear line of said lot which is also of record in Book 1512, page 384, said Register's Office.

This is improved property, known as: 3908 Wayland Drive, Nashville, TN 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 1st day of March, 1999.

Ann Wiley Hunt

Charles W. Hunt, Jr.

State of Tennessee
County of Davidson

On this 1st day of March, 1999, before me the undersigned authority, personally appeared **Ann Wiley Hunt**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: _____

My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

On this 1st day of March, 1999, before me the undersigned authority, personally appeared **Charles W. Hunt, Jr.**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY WILKINS IVEY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires: _____

My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

2282 03/02 0101 03CHECK 1135.80

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 304,000.00

Affiant

Sworn and subscribed before me on the 1st day of March, 1999.

Notary Public

My Commission Expires: _____

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires 9/18/99

99 MAR -2 PM 2:22

RECEIVED AND RECORDED IN OFFICIAL RECORDS OF DAVIDSON COUNTY, TN.

Wildoc: Deed Wty—12/92

05551102

ALLIANCE TITLE & REFERENCE

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11362 PG. 971

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

0555102

IDENTIFICATION REFERENCE

99 MAR -2 PM 2:22

REGISTER
DAVIDSON COUNTY, TN.

CAMT 304000.00
CON TX 1124.80
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 1135.80
CHECK 1135.80

03/02/99 01 14:20 0001 2282

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1431470