WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(37640)

BOOK 11363 PG. 560

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 88,500.00

Affiant NOTARY PUBLIC

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
25th DAY OF February 19 99

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)
My Commission Expires MAY 26, 2002

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frederick A. Weaver	Tucker Federal Bank D/B/A	72-4-116
(NAME)	(NAME)	
1506 Golf Street	P.O. Box 211788	25DZ-32565
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	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, James Larry Stephens and wife, Joe Won Stephens

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frederick A. Weaver, (married)

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. 9 in Block "F" on the Map of Inglewood Terrace, of record in Book 1130, Page 1, said Register's Office.

Said Lot No. 9 fronts 80 feet, 1 inch on the southwesterly side of Golf Street and runs back between lines, 128 feet 3 inches on the northwesterly line and 132 feet 11 inches on the southeasterly line, to a dead line in the rear on which it measures 80 feet, more or less.

BEING the same property conveyed to James Larry Stephens and wife, Joe Won Stephens by deed from Agnes Poole and Patricia Ann Phillips of record in Book 5937, Page 936, Register's Office for Davidson County, Tennessee.

The foregoing is the same legal description as appears in the previous deed of record.

99 MAR -2 PM 3:30
A.A. GARRETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
0555227

unimproved ( )
This is improved (X) property, known as 1506 Golf Street, Nashville, TN 37216
(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 our hand s this 25th day of February 19 99

James Larry Stephens

Joe Won Stephens

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 James Larry Stephens and wife, Joe Ann Stephens

the bargainor S, 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 official seal at Nashville Tennessee this 25th day of February

Commission expires 5/26/02

ALAN W. MAZER NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

Notary Public

STATE OF TENNESSEE
COUNTY OF

My Commission Expires MAY 26, 2002

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

2409 03/02 0101 03CHECK 319.95

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11363 PG. 562

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

0555227

IDENTIF. & REFERENCE

99 MAR -2 PM 3:30

D.C. GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	83500.00
CON TX	308.95
PRFEE	1.00
MDEED	8.00
CFEE	2.00
TOTAL	319.95
CHECK	319.95

03/02/99 01 15:28 0001 2409

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1431595