055531

...REFERENCE

SSMAR-3 AM 9:55

...TY

THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075

OUR FILE NUMBER: 8226

MAP/GROUP/PARCEL
107-09-0-A/016.00 CO

NEW OWNER'S NAME AND ADDRESS:
James S. Sweeney, Sr. and Rita E. Sweeney
1043 Harold Drive
Nashville, Tennessee 37217

SEND TAX BILLS TO:
New Owner

BOOK 11364 PG. 542

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, I, Robert D. Oldham, unmarried, hereinafter called Grantor, do hereby transfer and convey unto James S. Sweeney, Sr., and wife, Rita E. Sweeney, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND in Davidson County, Tennessee,

BEING Unit No. 1043, Building B, Castlewood Condominium Apartments, of reocrd in Plat Book 4660, page 62, Register's Office for said County, to which plan reference is made for a more complete description.

The subject property is improved property commonly known as 1043 Harold Drive, Nashville, Tennessee 37217.

BEING the same property conveyed to Robert D. Oldham and wife, Elizabeth G. Oldham herein by deed of record in Book 5154, Page 13, Register's Office for Davidson County, Tennessee.

Elizabeth G. Oldham is now deceased.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantor covenants with grantees that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds himself, his heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Robert D. Oldham by Elizabeth Gotto Oldham Att

Robert D. Oldham
BY: Elizabeth Gotto Oldham, Attorney in Fact

03/03 0101 03CHECK 92.40

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Elizabeth Gotto Oldham, with whom I am personally acquainted and who upon oath acknowledged Elizabeth Gotto Oldham to be the Attorney in Fact for Robert D. Oldham, the within named bargainor, and that Elizabeth Gotto Oldham, as such Attorney in Fact being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of Robert D. Oldham as Attorney in Fact.

DONE at offices in Hendersonville, TN, on this the 22nd day of February, 1999.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
2/3/02

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $22,000.00.

AFFIANT

Sworn to and subscribed before me, this the 22nd day of February, 1999.

NOTARY PUBLIC

My Commission Expires:
2/3/02

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11364 PG. 544

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

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CAMT	22000.00
CON TX	81.40
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	92.40
CHECK	92.40

03/03/99 01 09:53 0001 2719

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1431902