WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 97,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF February 19 99

Notary Public

MY COMMISSION EXPIRES: 1/26/02
(AFFIX SEAL)

E. BRADFORD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen M. Stakely	MIGLP, Limited Partnership d/b/a	MAP 149-2-O-B
(NAME)	(NAME)	
716 Knightsbridge Way	320 North Cedar Bluff Road, #200	PARCEL 52CO
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Knoxville, TN 37923	
(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, Edwin R. Hart and wife, Judith A. Hart

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stephen M. Stakely, unmarried

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:

BEING Lot No. 143, on the Plan of Piccadilly Square, Phase II, of record in Book 6250, Pages 92, 93, & 94, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Edwin R. Hart and wife, Judith A. Hart by deed from John Sinkovich and wife, Cynthia L. Sinkovich, of record in Book 8189, Page 132; re-recorded in Book 8192, Page 948, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 6236, Page 680; Book 6300, Page 409; Book 6355, Page 322; Book 6496, Page 100; Book 6496, Page 107; Book 6496, Page 114; Book 6518, Page 184; Book 6518, Page 190; Book 6830, Page 739; Book 6295, Page 506; Book 6295, Page 520; Book 6295, Page 534; and Book 6306, Page 833, Register's Office for said County.

This conveyance is subject to all terms and provisions of the By-Laws, of record in Book 6236, Page 708, said Register's Office.

Power of Attorney of record in Book 11365, Page 461, Register's Office for said county.

unimproved ( )
This is improved (X) property, known as 716 Knightsbridge Way, Antioch, TN 37013
(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 26th day of February, 19 99

Edwin R. Hart by Marlene E Ky atty in fact
Edwin R. Hart

Judith A. Hart by Marlene E Ky atty in fact
Judith A. Hart

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____

_____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____ _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

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

3991 03/03 0101 03CHECK 369.90

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, Marlene Key, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument on behalf of Edwin R. Hart and Judith A. Hart as their Attorney in Fact as the free act and deed of the within named Edwin R. Hart and Judith A. Hart.

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

My Commission Expires: 1/26/02

Marie Bradford

MARIE BRADFORD NOTARY PUBLIC TENN.

0555802
IDENTIF. & REFERENCE
99 MAR -3 PM 1:45
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 11365 PG. 464

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

0555802

IDENTIF. ↑ REFERENCE

99 MAR -3 PM 1:45

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	97000.00
CON TX	358.90
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	369.90
CHECK	369.90

03/03/99 01 13:43 0001 2991

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1432173