WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 178,500.00

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
9th DAY OF March 19 99

_____
Notary Public

MY COMMISSION EXPIRES: Exp 03/24/2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles J. English	Sunshine Mortgage Corporation	MAP 129-15-A
(NAME)	(NAME)	
21 Vaughn's Gap Road, #34	P. O. Box 9274	PARCEL 34CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Marietta, Georgia 30065	
(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, Gabriel A. Briggs, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles J. English and wife, Rebecca L. English

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 Unit No. 34, of Belle Meade Highlands Condominium created under Title 66, Chapter 27, Section 101, et seq., as amended Tennessee Code Annotated, and as established by a Master Deed, of record in Book 7091, page 302, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Belle Meade Highlands Condominium as set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit.

Being the same property conveyed to David P. Briggs, unmarried and Gabriel A. Briggs, unmarried by deed from United Residuals, Limited, a Tennessee Limited Partnership, of record in Book 7680, page 721, said Register's Office. David P. Briggs conveyed his interest in said real property by Quitclaim Deed to Gabriel A. Briggs, unmarried of record in Book _____, page _____, said Register's Office.

This conveyance is subject to (a) 1999 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 7091, page 302, said Register's Office; (c) Charter of record in Book 7102, page 223, said Register's Office; and (d) Master Deed and By-Laws of record in Book 7091, page 302, said Register's Office.

unimproved ( )
This is improved (X) property, known as 21 Vaughn's Gap Road, #34, Nashville, TN 37205
(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 my hand this 9th day of March, 19 99

Gabriel A. Briggs

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 Gabriel A. Briggs, unmarried

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 9th day of March, 19 99.

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

MAIL ENV.

05 59309

IEBNAME & REFERENCE

99 MAR 10 PM 2:21

RECORDED

$716 03/10 0101 03CHECK 301.45

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

CO	- CONVEYANCE	CC	- CERTIFIED COPY	MISC	- MISCELLANEOUS
MO	- MORTGAGE	REL	- RELEASE	CO TX	- STATE TX CONVEY
WD	- WARRANTY DEED	UCC	- UNIFORM COMMERCIAL CODE	MO TX	- STATE TX MORT
TD	- TRUST DEED	CFEE	- COMPUTER FEE	PRFEE	- PROBATE FEE

BOOK 11378 PG 269

0559309

INSTRUMENT # REFERENCE

99 MAR 10 PM 2:21

CAMT	78500.00
CON TX	290.45
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	301.45
CHECK	301.45

03/10/99 01 14:20 0001 6716

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1435863