BOOK 11378 PG. 790

STATE OF TENNESSEE
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 117,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF March 19 99

Notary Public

MY COMMISSION EXPIRES 9-28-02

PREPARED BY:
BRIAN L. SMITH, ESQ. & ASSOCIATES
POST OFFICE BOX 663
GALLATIN, TENNESSEE 37066

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Ricky C. Bynum	Amerivest Mortgage Corporation	60-7-79
(NAME)	(NAME)	
2926 Stanwyck Drive	51 Century BLvd., Suite 111	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37207	Nashville, TN 37214	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Shade Wilson, Jr. and wife, Venetta O. Wilson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ricky C. Bynum and wife, Ruby L. Bynum

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. 51, on the plan of Hillhurst Acres, Section 2, as shown on plat of record in Plat Book 2331, Page 70, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Shade Wilson, Jr. and wife Venetta O. Wilson by Deed of Record in Book 9092, page 751, Register's Office for Davidson County, Tennessee.

6850 03/11 0101 03CHECK 443.90

Subject to any and all plats, easements, restrictions, and other matters of record.

The above legal description is the same as that contained in the previous deed of record.

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

unimproved (XX)
This is improved ( ) property, known as 2926 Stanwyck Drive Nashville, TN 37207
(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. Whenever 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 5th day of March, 19 99

Shade Wilson, Jr. Venetta O. Wilson

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 ~~Shade Wilson, Jr. and wife, Venetta O. Wilson~~

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 ~~Gallatin~~, Tennessee, this 5th day of March, 19 99.

Commission expires 4-28-02

Notary Public

STATE OF TENNESSEE
COUNTY OF } BOOK 11378 PG. 791

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 (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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_____.

Commission expires_____

Notary Public

WARRANTY DEED

FROM

TO

Furnished by:

MAIL ENV.

99 MAR 11 AM 8:45

059437

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Shade Wilson, Jr., attorney-in-fact for Venetta O. Wilson, with whom I am personally acquainted, and who acknowledged that Shade Wilson, Jr. executed the within instrument for the purposes therein contained, and who further acknowledged that Shade Wilson , Jr. is the attorney-in-fact of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 5th day of March, 1999.

My Commission Expires: 9-28-02

Notary Public

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11378 PG. 792

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

055943 37
IDENTIFICATION REFERENCE

99 MAR 11 AM 8:45
REGISTER'S OFFICE
DAVIDSON COUNTY, TN

CAMT
117000.00
CON TX 432.90
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 443.90
CHECK 443.90

03/11/99 01 08:44 0001 6850

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1435993