WARRANTY DEED

BOOK 11380 PG. 877

TCH-NATW-99-394

DARLENE SHORT NOTARY PUBLIC AT LARGE ROBERTSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 170,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF February 19 99

Notary Public

MY COMMISSION EXPIRES: 11-9-1999
(AFFIX SEAL)

1310 Memorial Blvd., Springfield, TN 37172
111 W. College Street, Murfreesboro, TN 37130
100 Hazel Path, Suite A, Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076
1187 Vultee Boulevard, Nashville, TN 37217

557 Sam Ridley Pkwy. W. Suite A, Smyrna, TN 37167
155 Franklin Rd., Suite 150, Brentwood, TN 37027
1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Angela D. Tillman (NAME)	LaGuna Capital Mortgage Corp. (NAME)	33-16-150
1138 Apple Valley Rd. (ADDRESS)	109 West Park Dr, Ste 150 (ADDRESS)	
Madison, Tennessee 37115 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (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, Rita A. Garris, Terry Garris

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Angela D. Tillman and husband, Erik D. Tillman

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. 162 on the Plan of Primrose Meadows, Section 2, as of record in Plat Book 4860, Page 105, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

This conveyance is subject to Restrictive Covenants of record in Deed Book 5039, page 481, Deed Book 7976, page 410 Register's Office for said County.

This conveyance is subject to any and all zoning regulation, building restrictions and setback lines, if any, easements and rights-of-way for public utilities.

Being the same property conveyed to the within named grantors by deed of record in Book 10025, page 48, Register's Office for said County.

MAIL ENV.

05601103

RECEIVED FOR RECORD
99 MAR 12 AM 9:5[illegible]

unimproved ( )
This is improved (X) property, known as 1138 Apple Valley Rd., Madison, Tennessee 37115
(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 11th day of February 19 99

Rita A. Garris Terry Garris

Rita A. Garris Terry Garris

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 Rita A. Garris, Terry Garris

the bargainor _____, 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 for the purposes therein contained. Witness my hand and official seal at Hendersonville, Tennessee, this 11th day of February, 19 99.

Commission expires 11-9-1999

DARLENE SHORT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

Notary Public

Expires NOV 9, 1999

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

7535 03/12 0101 03CHECK 640.00

RETURN TO:
TITLE CONNECTION, INC.

[X] 100 Hazel Path, Suite A
Hendersonville, Tennessee 37075

[ ] 1187 Vultee Boulevard
Nashville, Tennessee 37217

[ ] 1310 Memorial Boulevard
Springfield, Tennessee 37172

[ ] 1885-C Ft. Campbell Boulevard
Clarksville, Tennessee 37042

[ ] 111 W. College Street
Murfreesboro, Tennessee 37130

[ ] 4733 Andrew Jackson Pkwy. #1-C
Hermitage, Tennessee 37076

[ ] 557 Sam Ridley Pkwy W., Suite A
Smyrna, Tennessee 37167

[ ] 155 Franklin Road, Suite 150
Brentwood, Tennessee 37027

MARY FRANCES RUDY
ATTORNEY - AT - LAW

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 TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

BOOK 11380 PG. 879

	CAMT
	170000.00
CON TX	629.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	640.00
CHECK	640.00

03/12/99 01 09:58 0001 7535

99 MAR 12 AM 9:58

0560103

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1436674