File Box #24

BOOK 11384 PG. 465

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 82,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF March 19 99

Notary Public

MY COMMISSION EXPIRES: 1-26-2002
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE
DIXIE SEAGROVES
DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Title Escrow, Inc., 640 Spence Lane, Suite 218, Nashville, Tennessee 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard O. Arnold	Chase Manhattan Mortgage Corp.	MAP 72-11
(NAME)	(NAME)	
1901 Riverside Drive	155 Franklin Road, Suite 350	PARCELS 455 & 456
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	Brentwood, Tennessee 37027	
(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, Ina Ruth Case, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard O. Arnold, Oliver R. Arnold and wife, Mary C. Huff

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. 15, the North 20 foot of Lot No. 16 and all that part of Essex Avenue (now closed) lying between Lots Nos. 15 & 16 on the Plan of Riverside Drive Subdivision of record in Book 974, Pages 60 and 61, Register's Office, Davidson County, Tennessee.

Said property fronts 110 feet on the easterly margin of Riverside Drive and running back between parallel lines, the northern line being 158 feet, more or less, and the southern line being 160 feet, more or less, to a dead line in the rear measuring 110 feet thereon.

Being the same property conveyed to Ina Ruth Case by deed from Richard F. Shannon and wife, Annie E. Shannon of record in Book 4977, Page 569, Register's Office, Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to any and all easements, if any.

This conveyance is subject to a easement of record in Book 4058, Page 746, Register's Office, Davidson County, Tennessee.

99 MAR 15 PM 1:07
DAVIDSON COUNTY REGISTER
TN.

IDENTIFICATION REFERENCE
056212

unimproved ( )
This is improved (X) property, known as 1901 Riverside Drive, Nashville, TN 37216
(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 5th day of March, 19 99

Ina Ruth Case

3/15 0101 RECEIPT# 317.75

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 Ina Ruth Case, unmarried

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 Nashville, Tennessee, this 5th day of March 19 99.

Commission expires 2-2-2002

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

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

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11384 PG. 467

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

05612 12
IDENTIF. # REFERENCE

99 MAR 15 PM 1:07

REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

CAMT	82900.00
CON TX	306.73
PRFEE	1.00
MTGFEE	8.00
CFEE	2.00
TOTAL	317.73
CHECK	317.73

03/15/99 01 13:06 0001 8696

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1437827