RETURN TO:

WILSON & WEISS TITLE
ASSOCIATES, LLC
7100 EXECUTIVE CENTER DR.
SUITE 150
BRENTWOOD, TN 37027
B-0636

BOOK 11395 PG. 781

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value whichever is greater, for this transfer is $ 166,680.00
Subscribed and sworn to before me, this the 17 day of
March 1999

NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY

Affiant

My commission expires: 12/6/99 (Affix Seal)

Notary Public

WARRANTY DEED

Prepared by: SOUTHEAST TITLE of Tennessee, Inc. #9921938 7000 Executive Center Drive, Suite 100, Brentwood, TN 37027	
ADDRESS OF NEW OWNER: James M. Waldie	SEND TAX BILLS TO: NORWEST MORTGAGE, INC.
2045 24th Avenue South	P.O. BOX 5137
STREET ADDRESS Nashville, TN 37212	STREET ADDRESS DES MOINES, IA 503065137
CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO. 104-11-329	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,
Mildred Evelyn Piper, Conservator for Louanna T. Lee

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO James M. Waldie

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being the South 50 feet of Lot No. 104 and the North 5 feet of Lot No. 105 on the Map of Bransford Realty Company's Subdivision of the Edgar Jones Home Place, as of record in Book 421, page 7, Register's Office for said County. Said parts of said lots adjoin and front together 55 feet on the west side of 24th Avenue South and run back between parallol lines 160 feet to an alley.

Being all of the property conveyed to Louanna T. Lee by Deed of record in Book 2041 page 432, Register's office for said County. The said Charlie E. Lee having since died, upon Motion of the Conservator, Mildred Evelyn Piper, the Probate Court for Davidson County did approve and order sale of said property, Docket No. 97P-1835.

This conveyance is subject to taxes for the year 1999 and subsequent years, easements and restrictive covenants of record and all matters appearing on the recorded plat referenced above.

2239 03/23 0101 03CHECK 627.72

THIS IS IMPROVED PROPERTY KNOWN AS 2045 24th Avenue South, Nashville, TN 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 17 day of March ,1999

Mildred Evelyn Piper
Mildred Evelyn Piper
Conservator for
Louanna T. Lee

MAIL ENV.

99 MAR 23 AM 10:19
RECEIVED & RECORDED
DAVIDSON CO. TN.

056456

-1123001 (9202) ELECTRONIC LASER FORMS, INC. - (313)293-8100 - (800)327-0545

State of Tennessee
County of Williamson

On this 17 day of March , 1999 , before me personally appeared Mildred Evelyn Piper to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

DAWN COOLEY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Witness my hand and official seal.
My Commission expires:

Notary Public

State of Tennessee
County of

My Commission Expires November 25, 2000

On this 17 day of March 17, , 1999 , before me personally appeared to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

Notary Public

WARRANTY DEED

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 11395 PG. 783

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

0564568

IDENTIF. & REFERENCE

99 MAR 23 AM 10:19

REGISTER
DAVIDSON CO. TN.

CAMT	
	166680.00
CON TX	616.72
PRFEE	1.00
VDEED	8.00
CFEE	2.00
TOTAL	627.72
CHECK	627.72

03/23/99 01 10:18 0001 2239

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1441332