This Instrument Prepared By:
D.W. McMACKIN
5200 MARYLAND WAY SUITE 105
BRENTWOOD, TN 37027

Map & Parcel: #147-8-66

Name/Address New Owner:
Caroline Henry
4914 Hopedale Drive, Nashville, TN 37211

Send Tax Statements To:
Caroline Henry

BOOK 11399 PG. 329

99 MAR 25 AM 9:53

0565464

# WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, **James Hensley** , have bargained and sold and by these presents does transfer and convey unto **Caroline Henry** , their heirs and assigns forever, the following described property, to wit:

**Being Lot No. 140 on the plan of Beverly Heights, Section III, as of record in Book 2330, page 45, said Register's Office.**

**Said Lot No. 140 fronts 120 feet on the east side of Hopedale Drive and runs back 104.2 feet on the north line and 129.7 feet on the south line to a dead line in the rear measuring 144.3 feet thereon.**

**Being the same property conveyed to James Hensley by deed from Imogene B. Fitts, Doris Rainey and Patrick Eugene Brown of record in Book 11399, page 326 , said Register's Office.**

**This conveyance is subject to the 1999 County property taxes, which have been prorated, Grantee to pay.**

**Subject to restrictive covenants of record in Book 2444, page 53, said Register's Office and all matters as shown on the plan of record in Book 2330, page 45, said Register's Office.**

TO HAVE AND TO HOLD said tract of land, together with all improvements thereon and all appurtenances thereunto belonging unto the said Grantees, their heirs and assigns forever.

AND WE DO COVENANT with the said Grantees, their heirs and assigns, that we are lawfully seized and possessed of said property, that we have a good and lawful right to sell and convey same, and that it is free from any lien or encumbrance whatsoever with the following exceptions:

AND WE DO FURTHER COVENANT and bind ourselves, our heirs and assigns, to warrant and defend the title thereto against the lawful claims and demands of all persons whomsoever.

IN TESTIMONY WHEREOF, we have hereunto set our signatures, this the **15th** day of **March, 1999.**

James Hensley

3211 03/25 0101 03CHECK 443.53

**INDIVIDUAL** )
**STATE OF TENNESSEE** )
**COUNTY OF WILLIAMSON** )

Personally appeared before me, Sharon Arrington a Notary Public of said County and State, **James Hensley** , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 15th day of **March, 1999.**

D. W. McMACKIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Notary Public

My Commission Expires: _____

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**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

My Commission Expires
7-27-2002

I, or we hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$116,900.00,** which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Caroline Hensley
Affiant

Subscribed and sworn to before me this 15th day of **March, 1999.**

D. W. McMACKIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Notary Public

My Commission Expires

My Commission Expires
7-27-2002

# OFFICIAL RECEIPT

**BILL GARRETT**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

**RECEIVED OF** _____

**FOR** _____

BOOK 11399 PG. 331

| | | |
|---|---|---|
| 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 |

116900.00
ERR CO
MAMT
116900.00-
CAMT

116900.00
CON TX 432.53
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 443.53
CHECK 443.53

03/25/99 01 09:52 0001 3211

0565464
IDENTIF. A REFERENCE

99 MAR 25 AM 9:53

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

**No.** 1442292