WARRANTY DEED

BOOK 11407 PG. 341

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER FOR THIS TRANSFER IS $ 122,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: (SEAL) 3/4/2001

SCOTT HUBBARD NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

mab

THIS INSTRUMENT WAS PREPARED BY
SETCO, 5120 Virginia Way, Suite C22, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Matthew Balm	Regional Investment Co.d/b/a RIC	83-3-98
(NAME)	(NAME)	
2113 Early Drive	9221 Ward Parkway, Suite 300	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37206	Kansas City, MO 64114	
(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, Richard J. Jones

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Matthew Balm, unmarried, and Howard P. Balm, married

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 part of Lots 35 and 36 on the Plat of Pontotoc of record in Book 547, Page 113, Register's Office for Davidson County, Tennessee.

Beginning on the northerly margin of Early Avenue at a point 44.0 feet west of the westerly margin of Porter Road; thence with the northerly margin of said avenue westwardly 44 1/2 feet to the corner of Lots 34 and 35; thence with the line between said two lots northwardly 157.0 feet to the corner of Lots 25, 26, 34 and 35; thence with the line between Lots 26 and 35 and 27 and 36, eastwardly 65 feet 3 inches to a point 79 feet west of the westerly margin of Porter Road; thence southwardly 160.0 feet, more or less, to the beginning.

Being the same property conveyed to Richard J. Jones by deed from Michael K. Hester of record in Book 10357, Page 288, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 1999 which have been prorated and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees, and all matters shown on the Plan of Record in Book 547, Page 113, Register's Office for Davidson County, Tennessee.

CONTINUED ONPAGE TWO *

unimproved ( )
This is improved (X) property, known as 2113 Early Drive, Nashville, Tennessee 37206
(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 19th day of March, 19 99

Richard J. Jones

Lee R. Jones

By: Lee R. Jones his Attorney-in-fact
Lee R. Jones
Attorney-In-Fact

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

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lee ~~Lisa~~ J. Jones

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 Brentwood, Tennessee, this 19th day of March 19 99.

Commission expires ____

Notary Public

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Lisa R. Jones, 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 on behalf of Richard J. Jones as Attorney-In-Fact as the free act and deed of the within named Richard J. Jones.

Witness my hand and official seal at Nashville, Tennessee, this the 19th day of March, 1999.

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires. 3/21/2001

* LEGAL DESCRIPTION CONTINUATION

Lee R. Jones joins in this conveyance for the purpose of conveying all right, title and interest she might have in and to the above described property as spouse of Richard J. Jones.

The execution of this instrument by Grantor is effected by the signature of his Attorney-In-Fact, Lee R. Jones, pursuant to the Durable Power of Attorney being recorded simultaneously herewith.

0567643
IDENTIFICATION REFERENCE
99 MAR 30 PM 3:26
BILL COVINGTON REGISTER
DAVIDSON COUNTY, TN.
9540 0220 0104 0220 0104 462

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11407 PG. 343

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

0567643

IDENTIFICATION REFERENCE

99 MAR 30 PM 3:26

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT
122000.00
CON TX 451.40
PRFEE 1.00
UDEED 8.00
CFEE 2.00
TOTAL 462.40
CHECK 462.40
03/30/99 01 15:25 0001 5510

RECORDERS M
LEGIBILITY OF WRITING, TY
PRINTING IN THIS DOCUM
UNSATISFACTORY WHEN

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1444571