OLLIE MAI PARSLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

BOOK 11412 PG. 460

My Commission Expires JAN 25 2003

STATE OF TENNESSEE
COUNTY OF Davidson

9732

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 182,500.00

William L. Sims
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF March, 19 99.

Ollie Mai Parsley
Notary Public

MY COMMISSION EXPIRES: 1/25/03

THIS INSTRUMENT WAS PREPARED BY

J. Blake Freeman, Attorney at Law, 51 Century Blvd., #110, Nashville, TN 37214

NAME	ADDRESS	MAP-PARCEL NUMBERS
ADDRESS NEW OWNER(S) AS FOLLOWS: William L. Sims	SEND TAX BILLS TO: First American National Bank	Map 150-2
(NAME) 828 Sandburg Place	(NAME) P. O. Box 305048	Parcel #'s 198;
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37214	(STREET ADDRES) Nashville, TN 37230-5048	438; 199; 439
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Louis Baskins

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William L. Sims and wife, Darlene P. Sims

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 Lots Nos. 85A&B and 86A&B on the Plan of Harborgate, Section 2, of record in Book 6200, page 520, Register's Office for said County, to which plan reference is hereby made for a more complete legal decription.

BEING the same property conveyed to Louis Baskins by deed from Federal National Mortgage Association, filed of record in Book 7571, page 38, Register's Office for Davidson County, Tennessee.

6704 04/01 0101 03CHECK 686.25

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

99 APR -1 PM 3:30
ALL TAXES PAID
DAVIDSON COUNTY, TN.

05687877
IDENTIFICATION REFERENCE

This is improved property known as 613-19 Castlegate Drive, Nashville, TN 37212.

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 his hand this 30th day of March, 19 99.

Louis Baskins

Louis Baskins

Linda Baskins

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

9732

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

Louis Baskins

the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of March, 19 99.

My commission expires 1/25/03.

Notary Public

OLLI MAI PARSLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 25, 2003

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 11412 PG. 462

05687787

IDENTIFICATION REFERENCE

99 APR -1 PM 3:30

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT

182500.00

CON TX	675.25
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	686.25
CHECK	686.25

04/01/99 01 15:29 0001 6704

RECORDERS MEMO
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RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1445748