BOOK 11415 PG 213

THIS INSTRUMENT PREPARED BY:
Booker & Associates, P.C.
First American Center
315 Deaderick Street, Suite 1280
Nashville, TN 37238-1280

WARRANTY DEED

ADDRESS OF NEW OWNER(S):	SEND TAX BILL TO:	MAP & PARCEL No.
Kenneth L. Fisher & Debra G. Alexander	**SAME**	**Map 84-1 Parcel 116**
827 Rosebank Avenue		
Nashville, TN 37207		

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $120,000.00.

Affiant

Subscribed to and sworn before me this 2ND day of April, 1999.

Notary Public

My Commission Expires: July 27, 2002

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars cash, in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, BETTYE E. WHITEAKER, hereinafter called "GRANTOR", has this day bargained and sold, and by these presents does hereby transfer and convey unto the said KENNETH L. FISHER, unmarried, and DEBRA G. ALEXANDER, unmarried, hereinafter called "GRANTEES", their successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 40 on the Plan of Rose Estates, Section 1, as of record in Book 3600, page 37, Register's Office for said County.

Said Lot No. 40 fronts 80 feet on the east side of Rosebank Avenue, and runs back 149 feet on the northerly line and 149 feet on the southerly line, to a dead line in the rear on which it measures 79.93 feet.

Being the same property conveyed to Donald Bruce Whiteaker and wife, Bettye E. Whiteaker, by deed from Carl Batson and wife Bettye Batson, as of record in Book 3799, page 937, Register's Office for said County. Donald Bruce Whiteaker now being deceased. Bettye E. Whiteaker and Betty E. Whiteaker are one and the same person.

This is improved property known as 827 Rosebank Avenue, Nashville, Davidson County, Tennessee 37207.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belong, to the Grantee, her successors, heirs and assigns forever. We covenant with the said Grantee that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, her heirs and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all gender.

Witness my hand this 2ND day of April, 1999.

Betty E. Whiteaker

VERIFICATION

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BETTY E. WHITEAKER with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they being duly authorized to do so, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 2nd day of April, 1999.

Notary Public

My Commission Expires: July 27, 2002

05669462
RECEIVED FOR REFERENCE
99 APR -5 PM 3:38
WILL G. HALL, REGISTER
DAVIDSON COUNTY, TN.
RECORDED 1010 60/00
455.00

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11415 PG. 215

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

0569462

INSTRUMENT # REFERENCE

99 APR -5 PM 3:38

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

PMT

	120000.00
CON TX	444.00
PRFEE	1.00
UCCED	8.00
CFEE	2.00
TOTAL	455.00
CHECK	455.00

04/05/99 01 15:41 0001 7396

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1446429