Realty 42A

WARRANTY DEED

BOOK 11417 PG. 156

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 225,000.00

x _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF April 19 99

_____
Notary Public

MY COMMISSION EXPIRES: January 29, 2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Lassiter, Tidwell & Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Chelyncia D. Brewer	FT Mortgage Companies d/b/a	172-01-0A-16
(NAME)	(NAME)	
522 Copperfield Way	2974 LBJ Freeway, Suite 200	
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027	Dallas, TX 75234	
(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, David R. Kennedy, III and wife, Catherine H. Kennedy

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Chelyncia D. Brewer

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, TN, being Lot No. 16 on the Revised Plan of Copperfield, of record in Book 6900, Page 555-559, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to David R. Kennedy, III and wife, Catherine H. Kennedy by deed from Advantage Builders, Inc. of record in Book 8547, Page 815, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 6779, Page 296, rerecorded in Book 6783, Page 973, amended in Book 7071, Page 482, and Book 7208, Page 889; easement of record in Book 2437, Page 8, and Book 2438, Page 376; Deeds of Conveyance of record in Book 7593, Page 488, and Book 7593, Page 511; Quitclaim Deed of record in Book 7150, Page 358; and all matters shown on the plan of record.

This description is the same used in the previous deed of record.

0569912
IDENTIF. A REFERENCE

99 APR -6 PM 1:04
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

7867 04/06 0101 03CHECK 843.50

unimproved ( )
This is improved (X) property known as 522 Copperfield Way, Brentwood, TN 37027
(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 our hand s this 5th day of April, 19 99

_____
David R. Kennedy, III

_____
Catherine H. Kennedy

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 David R. Kennedy, III and wife, Catherine H. Kennedy

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 5th day of April 19 99.

Commission expires January 29, 2000

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

_____
Notary Public

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 11417 PG. 158

056912
IDENTIF. ↑ REFERENCE

99 APR -6 PM 1:04

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	225000.00
CON TX	832.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	843.50
CHECK	843.50

04/06/99 01 13:06 0001 7867

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1446888