WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 125,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
31st DAY OF March 19 99

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

WILLIAMSON COUNTY, TENN. DONALD R. BARRETT JR. NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY:
Sidwell & Barrett, P.C., 121 First Ave. Suite 200, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jane B. S. Ortowski	OWNER	160-14-0-010
(NAME)	(NAME)	
5605 Kristin Lane		
(ADDRESS)	(ADDRESS)	
Brentwood, Tennessee 37027		
(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, The Estate of Josephine Barnett

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jane B. S. Ortowski and Elaine D. Moore, Tenants in Common With Rights of Survivorship

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 the 1st Civil District of Davidson County, Tennessee, being Lot No. 10 on the Plat of Brenthurst Subdivision of record in Plat Book 5200, page 492, Register's Office for said County.

Said Lot No. 10 fronts 33.86 feet on the northerly margin of Kristin Lane and extends back 94.89 feet on the easterly line and 155.69 fee on the westerly line on the rear on which it measures 122.55 feet.

Being the same property conveyed to Edwin M. Barnett and wife, Josephine Barnett, by deed from Perryman Construction Company, Inc., as of record in Book 6214, page 913, Register's Office for Davidson County, Tennessee. The said Edwin M. Barnett and wife Josephine Barnett, having since diedvesting the property in Joseph M. Barnett and Connie B. Gee the only surviving heirs.
THIS CONVEYANCE IS MADE SUBJECT TO:

Taxes for the year 1999 and subsequent years, a lien, but not yet due and payable.

Plan of record in Book 5200, page 492, said Register's Office, shows an Owner's Certificate, certain notes, easements and setback lines.

CONTINUED

unimproved ( )
This is improved (X) property, known as 5605 Kristin Lane, Brentwood, Tennessee 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 my hand this 31st day of March, 19 99

The Estate of Josephine Barnett

Connie B. Gee

Connie B. Gee

Joseph M. Barnett

Joseph M. Barnett

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 ~~XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX~~ Joseph M. Barnett and Connie B. Gee

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 Franklin, Tennessee, this 31st day of March 19 99.

Commission expires 11-18-01

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

LEGAL DESCRIPTION CONTINUATION

Conveyance of common area to Homeowners Association as of record in Book 6893, page 80, said Register' Office.

Charter of record in Book 6897, page 861, said Register's Office.

MAIL ENV.

05669920

IDENTIF. & REFERENCE

99 APR -6 PM 1:08

ILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

7875 04/06 0101 03CHECK 473.50

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. 216

0569920

IDENTIF. & REFERENCE

99 APR -6 PM 1:08

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT
125000.00
CON TX 462.50
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 473.50
CHECK 473.50

04/06/99 01 13:10 0001 7875

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1446896