WARRANTY DEED

BOOK 11417 PG. 381

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 107,000.00

Kelly J. Thompson
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 10/22/01
(AFFIX SEAL)

NOTARY PUBLIC DWELL

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell & Hildebrand, P.O. Box 1369, Brentwood, TN 37024

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nathaniel G. Ambrose	U.S. Trust Mortgage, Inc.	142-07-0-D
(NAME)	(NAME)	
214 Wynbrook Court	210 25th Avenue N.	214.00CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Nashville, TN 37203	
(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, Barbara A. Coleman, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nathaniel G. Ambrose

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 Unit No. 214 on the Plan of Wynbrook Condominiums, of record in Master Deed Book 7285, Page 920 and amended in Book 7507, Page 271, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Barbara A. Coleman by deed from Investment Building Group, a Tennessee general Partnership, composed of Harry G. Hemmerly, Calvin C. Tate and James T. McLean, of record in Book 7313, Page 24, Register's Office for Davidson County, TN.

Subject to Master Deed/Wynbrook Condominiums of record in Book 7285, Page 920 and Book 7507, Page 271, and all matters shown on the Plan of Record.

0569943
IDENTIF. ↑ REFERENCE

99 APR -6 PM 1:18
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

7858 04/06 0101 03CHECK 406.90

unimproved ( )
This is improved (X) property, known as 214 Wynbrook Court, Nashville, TN 37221
(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 30th day of March, 19 99

Barbara A. Coleman
Barbara A. Coleman

NS1333

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 Barbara A. Coleman

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 30th day of March, 19 99.

Commission expires 5/16/99

_____
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. 383

0569943
IDENTIF. ↑ REFERENCE

99 APR -6 PM 1:18

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

	CAMT
	107000.00
CON TX	395.90
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	406.90
CHECK	406.90

04/06/99 01 13:21 0001 789B

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1446919