WARRANTY DEED

BOOK 11423 PG. 474

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SUB

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,900.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 DAY OF April 1999.

Deputy Register

J. PHILLIP JONES

Notary Public

MY COMMISSION EXPIRES: November 27, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROBERT SANDERSON	FIRST AMERICAN NATIONAL BANK	91-11-51
(NAME)	(NAME)	
5112 ILLINOIS AVENUE	FIRST AMERICAN CENTER	12W-12895
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37209	NASHVILLE, TN 37237	
(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, CORY D. MARTIN, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT SANDERSON AND WIFE, JULIE M. SANDERSON

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 Lot Nos. 1021 and 1023, of Block No. 165, PLAN NO. 1 OF WEST NASHVILLE, of record in Book 57, pages 74 and 75, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to CORY D. MARTIN, by deed from Ann B. Mattingly, of record in Book 10743, page 456, Register's Office for DAVIDSON County, Tennessee.

9710 04/08 0101 03CHECK 195.63

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This instrument is executed on behalf of CORY D. MARTIN, by JOHN M. GREER, as his Attorney-in-Fact, pursuant to a Power of Attorney which is being placed of record with this instrument.

SOURCE OF DESCRIPTION: Survey dated February 17, 1999, made by:
PATRICK S. COODE, License No. 855
JOHN KOHL & COMPANY, P.C.
400 Seventh Avenue South
Nashville, TN 37203

*** CONTINUED ***

99 APR -8 AM 11:47
DAVIDSON COUNTY, TENN.

INSTRUMENT REFERENCE
05711720

unimproved ( )
This is improved (X) property, known as 5112 ILLINOIS AVENUE, NASHVILLE, TN 37209
(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 6th day of April 19 99

CORY D. MARTIN
By: Cory D. Martin by John M. Greer ATTY IN FACT
JOHN M. GREER, ATTORNEY-IN-FACT

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

*** LEGAL DESCRIPTION CONTINUATION

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 JOHN M. GREER, 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 on behalf of CORY D. MARTIN, as his Attorney-in-Fact, as the free act and deed of the within named CORY D. MARTIN.

WITNESS my hand and official seal at Nashville, Tennessee, this 6TH day of APRIL, 1999.

NOTARY PUBLIC J. PHILLIP JONES

MY COMMISSION EXPIRES: 11/27/99

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11423 PG. 476

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

0571720

IDENTIFICATION/REFERENCE

99 APR -8 AM 11:28

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	49900.00
CON TX	184.63
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	195.63
CHECK	195.63

04/08/99 01 11:30 0001 9710

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1448720