BOX #14A
G#12728-2

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 180,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF April 19 99

Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

KIMBERLY R. DOUGLASS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:	MAP-PARCEL NUMBERS
DENNIS E. THWEATT	OLD HICKORY CREDIT UNION	MAP 156-00-0
(NAME)	(NAME)	
7945 Highway 100	P. O. Box 431	PARCEL 050.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Old Hickory, TN 37138-0431	FB #09D-49537
(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, PAUL A. COX AND WIFE, BERNICE T. COX

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DENNIS E. THWEATT AND WIFE, JOYCE E. THWEATT

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 9th Civil District of Davidson County, Tennessee, being Lot No. 20 of Harpeth Heights, Section 5, plan not of record, described according to a survey made by Hal R. Swann, Jr., Surveyor, dated October 26, 1963, as follows:

BEGINNING on the southerly margin of Highway 100 at a point 438 feet East of the Northeast corner of the property conveyed to Alvin W. Terrell & Son, Inc., by Deed from E. U. Buchi and wife, Mary Louise Buchi, of record in Book 3821, Page 903, Register's Office for Davidson County, Tennessee; thence, southerly 300 feet; thence, easterly 146 feet; thence, northerly 300 feet to the southerly margin of Highway 100; thence, with the same westerly 146 feet to the BEGINNING.

BEING the same property conveyed to Paul A. Cox and wife, Bernice T. Cox, by Deed from Jim L. Oles and wife, Dimple G. Oles, of record in Book 4839, Page 717, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (X) property, known as 7945 Highway 100, 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 our hand s this 8th day of April 19 99

PAUL A. COX

BERNICE T. COX

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

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 PAUL A. COX AND WIFE, BERNICE T. COX

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 NASHVILLE, Tennessee, this 8th day of April, 19 98.

Commission expires May 27, 2001

KIMBERLY R. DOUGLAS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

05072598
... REFERENCE
98 APR -9 PM 3:21
REGISTER
DAVIDSON CO. TN.
0782 04/09 01:01 03CHECK 677.00

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 11426 PG. 453

05725 98

IDENTIFICATION REFERENCE

99 APR -9 PM 3:21

RECEIVED AND RECORDED IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TN.

CAMT	180000.00
CON TX	666.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	677.00
CHECK	677.00

04/09/99 01 15:23 0001 0782

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1449776