File Box 9-B
First Title and Escrow Company, Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

BOOK 11430 PG. 861

#16297

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
(NAME)	STANDARD FEDERAL BANK PO BOX 6119 (NAME)	103-16-F
3853 Whitland Avenue #B (STREET ADDRESS OR ROUTE NUMBER)	IRVINE, CA 92619 (STREET ADDRESS)	2
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, ASHLEY C. MCANULTY AND WIFE, MARY CATHERINE JAMES MCANULTY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARILYN TEOLIS

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

ALL THAT TRACT OR PARCEL OF LAND DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

2161 04/14 0101 03CHECK 542.25

05738892

IDENTIF. A REFERENCE

99 APR 14 AM 9:13

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 3853 Whitland Avenue #B, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 5th day of March, 19 99

Ashley C. McAnulty Mary Catherine James McAnulty

BOOK 11430 PG. 852

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ASHLEY C. MCANULTY AND WIFE, MARY CATHERINE JAMES MCANULTY with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 2nd day of March, 19 99

My commission expires _____ Notary Public _____

GEORGE E. MUDTER, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

My Commission Expires SEPT 22 [illegible]

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 142,500.00

Marilyn Teolis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF April, 1999

MY COMMISSION EXPIRES: 1-30-2002
(AFFIX SEAL)

Lori C. Warren
Notary Public

LORI C. WARREN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

WARRANTY DEED

FROM

TO

First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

Land in Davidson County, Tennessee, being Unit B Wilson Place on the Plan of Wilson Place of record in Plat Book 6200, page 3, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Wilson Place, a horizontal property regime established by Master Deed and By-Laws of record in Book 6268, page 296, said Register's Office.

Being the same property conveyed to Ashley C. McAnulty, unmarried and Mary Catherine James, unmarried by deed from Ronald H. Reed and wife, Susan A. Hayes Reed and Donald H. Winters and wife, Alice R. Winters of record in Book 10069, page 709, said Register's Office. They said Ashley C. McAnulty and Mary Catherine James having since married.

This conveyance is made subject to: (1) 1999 Taxes, which have prorated and assumed by the Grantee; (2) Restrictions of record in Book 6268, page 296; and (3) All matters appearing on the Plan of record in Plat Book 421, page 183, and Book 6200, page 3, said Register's Office.

EXHIBIT "A"

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

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11430 PG. 864

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

0573892

IDENTIF. & REFERENCE

99 APR 14 AM 9:14

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	142500.00
CON TX	527.25
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	542.25
CHECK	542.25

04/14/99 01 09:19 0001 2161

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1451137