WARRANTY DEED

BOOK 11433 PG. 842

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 86,330.00

Marie A. Decker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF April 19 99

Kristen M Messer
Notary Public

MY COMMISSION EXPIRES: ~~March 24, 2001~~ 10/1/2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marie A. Decker	Union Planters Bank, N.A.	MAP #161-11-0-A
(NAME)	(NAME)	
403 Huntington Ridge	P.O. Box 3137	PARCEL #61CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Memphis, TN 38173-0137	
(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, Heather L. Tucker, f/k/a Heather L. Ralston, and husband, David E. Tucker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marie A. Decker, unmarried

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:

BEING Lot No. 61, on the Plat of Huntington Ridge Townhouse, A Horizontal Property Regime, of record in Plat Book 4675, Page 9, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Heather L. Ralston, unmarried, by deed from Arnie T. Childers, of record in Book 8638, Page 979, Register's Office for said County. The said Heather L. Ralston having since married and is now known as Heather L. Tucker.

This conveyance is subject to Restrictive Covenants of record in Book 4729, Page 687; Book 4889, Page 905; and Book 5394, Page 243, Register's Office for said County.

This conveyance is subject to all terms and provisions of the Master Deed and By-Laws, of record in Book 7423, Page 762, said Register's Office.

The said David E. Tucker joins in this conveyance to convey any and all marital interest he may have in said property.

3118 04/15 0101 03CHECK 330.42

unimproved ( )
This is improved (X) property, known as 403 Huntington Ridge, Nashville, TN 37211
(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 14th day of April, 19 99

Heather L. Tucker

David E. Tucker

99 APR 15 PM 3:19
FILED IN THE REGISTER
DAVIDSON COUNTY, TN.

INSTRUMENT # REFERENCE
05747 94

MAIL ENV.

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 Heather L. Tucker, f/k/a Heather L. Ralston, and husband, David E. Tucker

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 Nashville, Tennessee, this 14th day of April, 1999.

Commission expires March 24, 2001

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

05574794

IDENTIFICATION REFERENCE

99 APR 15 PM 3:19

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

BOOK 11433 PG. 844

CAMT	86330.00
CON TX	319.42
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	330.42
CHECK	330.42

04/15/99 01 15:21 0001 3118

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1452086