587

WARRANTY DEED

BOOK 11434 PG. 101

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 224,000.00

Debbye Lyell
Affiant

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

Paula M. Thompson
Notary Public

MY COMMISSION EXPIRES: November 24, 2002
(AFFIX SEAL)

PAULA M. THOMPSON NOTARY PUBLIC LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
COMBOS & ASSOCIATES, P.C., 315 Deaderick Street, Ste. 1430, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS
Debbye Lyell (NAME)	First American National Bank (NAME)	MAP 134
107 Oak Meadows Lane (ADDRESS)	P. O. Box 1193 (ADDRESS)	GROUP 3F
Nashville, TN 37215 (CITY) (STATE) (ZIP)	Jackson, MS 39215 (CITY) (STATE) (ZIP)	PARCEL 4CO

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, Bernard E. Ownby, Jr. and wife, Ashley P. Ownby

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Debbye Lyell, a single person

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 No. 107, together with the appurtenant interest in the common elements of the Oak Meadows Homeowners Association, a horizontal property regime established by Master Deed of record in Book 6441, page 69, amended in Book 7395, page 398, rerecorded in Book 7444, page 448, Register's Office for Davidson County, Tennessee, said unit being depicted on the Condominium Site Plan attached as Exhibit "C" to the aforementioned Master Deed.

Being the same property conveyed to Bernard E. Ownby, Jr. and wife, Ashley P. Ownby by deed from Brenda P. Milek, unmarried, of record in Book 10155, page 448, said Register's Office.

This property conveyance is subject to the Master Deed of record in Book 6441, page 69, amended in Book 7395, page 398, rerecorded in Book 7444, page 448; easement of record in Book 4121, page 405; any and all restrictive covenants and/or easements running with the land; and taxes for the current year which have been prorated and assumed by the Grantee.

3184 04/15 0101 03CHECK 839.80

99 APR 15 PM 3:58
BILL GAUL REGISTER
DAVIDSON COUNTY, TN.

RECEIVED FOR REFERENCE
0574849

This is improved (X) property, known as 107 Oak Meadows Lane, Nashville, TN 37215 unimproved ( )
(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 14th day of April 19 99

Bernard E. Ownby 4-1499
Bernard E. Ownby, Jr.

Ashley P. Ownby
Ashley P. Ownby

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 Bernard E. Ownby, Jr. and wife, Ashley P. Ownby

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 14th day of April, 1999.

Commission expires November 24, 2001

Paula M. Thompson
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

PAULA M. THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 11434 PG. 103

05748 49

IDENTIFICATION REFERENCE

99 APR 15 PM 3:58

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	224000.00
CON TX	828.80
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	839.80
CHECK	839.80

04/15/99 01 16:01 0001 3184

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1452152