RETURNED:

This instrument prepared by:
THOMAS N. JONES & ASSOCIATES
Attorneys at Law
339 Main Street, Suite 100
Franklin, TN 37064

WILSON & WEISS TITLE
ASSOCIATES, LLC
7100 EXECUTIVE CENTER DR.
SUITE 150
BRENTWOOD. TN 37027

B-0564

BOOK 11440 PG. 865

NEW OWNER:

Paul E. Dams and wife
Mary F. Twaler-Dams
4820 Danby Drive
Nashville, TN 37211

SEND TAX BILL TO:

North American Mortgage
3883 Airway Drive
Santa Rosa, CA
95403

MAP & PARCEL:

147 050 118.00

WARRANTY DEED

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, we, **William E. Twaler and June B. Twaler, husband and wife,** hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto **Paul E. Dams and Mary F. Twaler-Dams, husband and wife**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 83 on the Map of Caldwell Hall, Section One Revised, of record in Plat Book 2900, pages 57, 58 and 59, Register's Office of Davidson County, TN, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to William E. Twaler and wife, June B. Twaler by deed from Charles Ponder, Jr. and wife, Lynda L. Ponder, of record in Book 10074, page 844, Register's Office of Davidson County, TN.

SUBJECT TO THE FOLLOWING:

1. 1999 Taxes are a lien, but not yet due and payable.
2. Restrictive Covenants in Book 2929, page 117 and Book 2997, page 93, RODC, TN.
3. All matters of record in Plat Book 2900, pages 57, 58 and 59, RODC, TN.

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 COVENANT with the said Grantees that we are lawfully seized and possessed of said land in fee simple and have a good right to convey it and the same is unencumbered, unless otherwise herein set out;

AND WE 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

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

use of any gender shall be applicable to all genders.

This improved property is known as:

BOOK 11440 PG. 866

4820 Danby Drive, Nashville, TN 37211.

WITNESS OUR HANDS THIS 9th DAY OF APRIL, 1999 IN BRENTWOOD, TENNESSEE.

WILLIAM E. TWALER

JUNE B. TWALER

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary for said State and County, **William E. Twaler and wife, June B. Twaler,** the within named bargainor(s) with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand this 9th day of April, 1999 in Brentwood, TN.

Notary Public

My Commission Expires: 1/27/2001

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $127,000.00.

Affiant

Sworn to and subscribed to me, the undersigned, this 9th day of April, 1999, in Brentwood, Tennessee.

Notary Public

My Commission Expires: 1/27/2001

05767719

IDENTIFICATION REFERENCE

99 APR 21 AM 11:17

REGISTER
COUNTY, TN.

MAIL ENV

5192 04/21 0101 02CHECK 480.90

8500.9900/CR

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11440 PG. 867

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

05767 719

REFERENCE

DEPUTY

6 APR 21 AM 11:18

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

CAMT	127000.00
CON TX	469.90
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	480.90
CHECK	480.90

04/21/99 01 11:20 0001 5192

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1475143