BOOK 11453 PG. 639

STATE TENNESSEE
COUNTY OF Williamson
The actual consideration or value whichever is greater, for this transfer is $ 88,000.00
Subscribed and sworn to before me, this the 28 day of April 1999

My commission expires: 02/03/02 (Affix Seal)

BRENT A. CAMPBELL NOTARY PUBLIC AT DAVIDSON

Affiant

Notary Public

WARRANTY DEED

Prepared by: SOUTHEAST TITLE of Tennessee, Inc. #9922057 7000 Executive Center Drive, Suite 100, Brentwood, TN 37027	
ADDRESS OF NEW OWNER: John D. Tate, Jr.	SEND TAX BILLS TO: FT MORTGAGE COMPANIES D/B/A FIRST TENNESSEE MORTGAGE COMPANY, INC.
590 Castlegate Drive	2974 LBJ FREEWAY, SUITE 200
STREET ADDRESS Nashville, TN 37217	STREET ADDRESS DALLAS, TX 75234
CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO. 136-14-215	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,
Ann Lockard and husband, Russell Lockard

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO John D. Tate, Jr

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot Number 168-B on the Plan of Zone Lot Drawing, Harbor Gate, Section Two, Lots 165, 166, 167, 168 & 169, of record in Plat Book 6250 at page 718, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all of the property conveyed to Ann Lockard and husband, Russell Lockard by Deed of record in Book 9664 page 394, Register's office for said County.

This conveyance is subject to taxes for the year 1999 and subsequent years, easements and restrictive covenants of record and all matters appearing on the recorded plat referenced above.

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

1999 APR 29 PM 2:51
REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

IDENTIFICATION FOR REFERENCE
05802999

THIS IS IMPROVED PROPERTY KNOWN AS 590 Castlegate Drive, Nashville, TN 37217

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 28 day of April ,1999

8595 04/29 0101 CHECK 338.60

Ann Lockard

Russell Lockard

EF -1123001 (9202) ELECTRONIC LASER FORMS, INC. - (313)293-8100 - (800)327-0545

State of Tennessee
County of Williamson

On this 28 day of April , 1999 , before me personally appeared Ann Lockard & Russell Lockard to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

BRENT A. CAMPBELL NOTARY PUBLIC AT LARGE DAVIDSON CO. TN

02/03/02

Notary Public

State of Tennessee
County of

On this 28 day of April 28, , 1999 , before me personally appeared to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

Notary Public

WARRANTY DEED

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 11453 PG. 641

CAMT	88000.00
CON TX	325.60
PRFEE	1.00
MDEED	8.00
CFEE	2.00
TOTAL	336.60
CHECK	336.60

04/29/99 01 14:53 0001 B995

0580299

IDENTIFICATION/REFERENCE

99 APR 29 PM 2:51

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1453709