Record & Return to: Box 35

BOOK 11454 PG. 698

WARRANTY DEED

File No: 00291529

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Than Thy	Franklin American Mtg	
[NAME]	[NAME]	
2698 Fortland Drive	P.O. Box 395	Map 83-16
[STREET ADDRESS OR ROUTE NUMBER]	[STREET ADDRESS]	
Nashville, TN 37206	Albion, NY 14411-0395	Parcel 50
[CITY] [STATE] [ZIP]	[CITY] [STATE] [ZIP]	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------($10.00) Dollars, cash in hand paid by Grantee(s) and other good and valuable consideration accepted as cash the receipt and sufficiency of which are hereby acknowledged.

William B. Drake III, and wife, Rachel L. Drake

have this day bargained and sold, and do hereby transfer and convey unto the said Than Thy and wife, Nov Norn

the Grantees herein, their (successors), heirs and assigns, certain real estate in DAVIDSON County Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

} The actual consideration or value which ever is greater,
} for this transfer is $ 114,600.00 CCC

Subscribed and sworn to before me, this the 29 day of April, 1999.

NOTARY PUBLIC AT

My Commission Expires:

[Affix Seal]

Affiant

Notary Public

unimproved ( )
This is improved (X) property known as 2698 Fortland Drive, Nashville
[House Number] [Street] [P.O. Address] [City or Town]

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenants that we are lawfully seized and possessed of real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, out heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 29th day of April, 1999, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

William B. Drake, III,

Rachel L. Drake

99 APR 30 AM 10:5[illegible]
DAVIDSON COUNTY, TN

05806644

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me Linda V. Jones, a Notary Public in and for said County and State William B. Drake III, Married

the within named 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 Brentwood, Tn, this 29 day of April, 1999.

Linda V. Jones Notary Public

Commission expires

STATE OF
COUNTY OF

Personally appeared before me the undersigned Authority, a Notary Public in and for said County and State Rachel L. Drake, Married

the within named 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 Plattsburg, Missouri, this 26th day of April, 19 99.

Carol A. Kamer Notary Public

Commission expires May 29, 2002

CAROL A. KAMER
Clinton County
My Commission Expires
May 29, 2002

THIS INSTRUMENT WAS PREPARED BY:

JOSEPH B. PITT, JR., ATTORNEY
414 UNION STREET, SUITE 1800
NASHVILLE, TN 37219

WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 236 on the Plan of Fortland Park, Section III, of record in Plat Book 2900, page 61, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to William B. Drake, III, Married, by deed from John William Reece and wife, Janice LaRue Reece of record in Book 9761, page 779, Register's Office for Davidson County, Tennessee.

9355 04/30 0101 CHECK 436.80

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11454 PG. 701

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

0580644
IDENTIFICATION REFERENCE

99 APR 30 AM 10:55
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT
114000.00
CON TX 421.80
PRFEE 1.00
WDEED 12.00
CFEE 2.00
TOTAL 436.80
CHECK 436.80

04/30/99 01 10:58 0001 9355

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1454059