Plan 294

WARRANTY DEED

NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 108,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF April 19 99

Notary Public

MY COMMISSION EXPIRES January 29, 2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell & Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Livia E. Kregenow (NAME)	Capital Bank & Trust Company (NAME)	133-13 142.00
555 Elaine Drive (ADDRESS)	1820 West End Avenue (ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Nashville, TN 37203 (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, Mitsuhiro Kodama and wife, Misty J. Kodama

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Livia E. Kregenow

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, TN, being Lot No. 127 on the Map of Abbay Hall, Section I, of record in Book 2331, Page 18, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Mitsuhiro Kodama and wife, Misty J. Kodama by deed from Donald H. Hancock and wife, Elizabeth Jean Hancock of record in Book 10533, Page 743, Register's Office for Davidson County, TN.

Subject to Restrictive Covenants in Book 2345, Page 514, Book 2393, Page 627; Easement in Book 5400, Page 603; and all matters shown on the plan of record.

0581060

IDENTIFICATION REFERENCE

99 APR 30 PM 4:11
REGISTER
DAVIDSON COUNTY, TN.

9778 04/30 0101 03CHECK 412.45

BOOK 11456 PG. 482

unimproved ( )
This is improved (X) property, known as 555 Elaine Drive, 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 our hand s this 23rd day of April 19 99

Mitsuhiro Kodama by Kathy Coleman
Mitsuhiro Kodama

Misty J. Kodama by Kathy Coleman
Misty J. Kodama

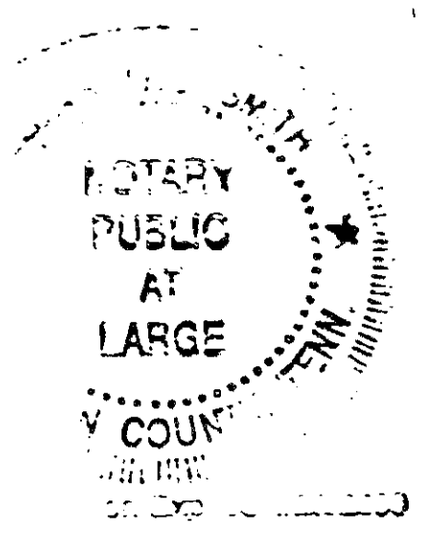
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kathy Coleman, 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 herein contained, and who further acknowledged that she is the attorney in fact for Mitsuhiro Kodama and wife, Misty J. Kodama and that she is authorized by them to execute this instrument on their behalf.

Witness my hand and official seal at Brentwood, Tennessee, this 23rd day of April, 1999.

_____ / Notary Public

Commission expires



OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11456 PG. 484

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

0581060

IDENTIFICATION REFERENCE

99 APR 30 PM 4:11

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	108500.00
CON TX	401.45
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	412.45
CHECK	412.45

04/30/99 01 16:13 0001 9778

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1454479