WARRANTY DEED

BOOK 11461 PG. 667

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 78,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF April 19 99

Notary Public

MY COMMISSION EXPIRES: 3-23-2002
(AFFIX SEAL)

ROBERT L. GANDY NOTARY PUBLIC LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Deanie L. Gregory, Attorney, 223 Madison Street, S. 102, Madison, TN 37115

My Commission Expires MAR. 23, 2002

mail

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Amy A. Mills	FRANKLIN AMERICAN MORTGAGE CO.	MAP 72
(NAME)	(NAME)	
1134 Howard Avenue	501 CORPORATE CENTRE DR, SUITE 400	GROUP 3
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	FRANKLIN, TN 37067	PARCEL 187.00
(CITY) (STATE) (ZIP)	(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, Charles Preston Hunley, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Amy A. Mills

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 the easterly half of Lot No. 138 on the Map of Inglewood Place, as of record in Book 332, Page 101, Register's Office for said County.

Said part of Lot No. 138 fronts 50 feet on the southerly side of Howard Avenue and runs back between parallel lines 205 feet to a dead line.

BEING the same property conveyed to Charles Preston Hunley, Jr., by Quitclaim deed from Ben W. Hunley, a widower, of record in Book 10113, Page 764, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all notes, easements, setback lines, etc., affecting subject property found of record in said Register's office.

unimproved ( )
This is improved (X) property, known as 1134 Howard Avenue, Nashville, TN 37216
(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 my hand this 30th day of April, 19 99

Charles Preston Hunley Jr.

Charles Preston Hunley, Jr.

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

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 Charles Preston Hunley, Jr.

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 30th day of April, 99.

Commission expires 3-23-2002

Robert Preston Anders
Notary Public

ROBERT PRESTON ANDERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 23, 2002

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

05823781
FILED FOR RECORD
99 MAY -4 PM 1:39
REGISTER
DAVIDSON COUNTY, TN.
1168 05/04 0101 CHECK 299.60

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11461 PG. 669

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

0582378

IDENTIFICATION REFERENCE

99 MAY -4 PM 1:39

REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

CAMT	78000.00
CON TX	288.60
PRFEE	1.00
MDEED	8.00
CFEE	2.00
TOTAL	299.60
CHECK	299.60

05/04/99 01 13:43 0001 1168

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1455857