BOOK 11462 PG. 43

WARRANTY DEED

PREPARED BY:

C. Patterson Cron
Attorney at Law
175 East Main Street
Hendersonville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $89,000.00.

Ronald K Beulke
Affiant

Sworn to and subscribed before me on this the 4th day of May, 1999.

Charles P. Cron
NOTARY PUBLIC
My Commission Expires: 3-29-03

MORTGAGEE:

Old Hickory Credit Union
P.O. Box 431
Old Hickory, TN 37138-0431

ADDRESS NEW OWNER:
ROBERT K. BEULKE
303 Kemper Drive South
Madison, TN 37115

SEND TAX BILLS TO:
Old Hickory Credit Union
P.O. Box 431
Old Hickory, TN 37138-0431

Map/Parcel: 42-13-4.00

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEES and other good and valuable consideration the receipt of which is hereby acknowledged, WE, **NANCY E. STRIBLING and MORRIS C. SHOCKLEY**, hereinafter called the GRANTORS, have bargained and sold and by these presents, do transfer and convey unto **RONALD K. BEULKE**, unmarried, hereinafter called GRANTEE, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 155 on the Map of Kemper Heights, Section II, as of record in Book 2331, page 104, Register's Office for said County. Said Lot No. 155 fronts 164.75 feet on the southwesterly side of Kemper Drive South, and extends back 299.10 feet on the northwesterly line and 281.50 feet on the southeasterly line, to a line in the rear on which it measures 98.5 feet.

Being the same property conveyed to Nancy E. Stribling and Morris C. Shockley, as tenants in common, by quitclaim deed from Lera B. Shockley, a widow, of record in Book 8213, page 721, Register's Office for Davidson County, Tennessee.

This is improved property known as 303 Kemper Drive South, Madison, Tennessee, 37115.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever; and we do covenant with the said GRANTEE 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, except as follows:

1) 1999 Davidson County taxes have been prorated and will be paid by the Grantee when due.

2) Plan of record in Plat Book 2331, page 104, Register's Office for Davidson County, Tennessee.

3) Easement for Sanitary Sewers, Storm Drainage, Water mains and Appurtenances, of record in Book 6196, page 603, Register's Office for Davidson County, Tennessee.

And GRANTORS do further covenant and bind ourselves, our heirs, and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this the 4th day of May, 1999.

Nancy E. Stribling
NANCY E. STRIBLING

Morris C. Shockley
MORRIS C. SHOCKLEY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, NANCY E. STRIBLING and MORRIS C. SHOCKLEY, the bargainors with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Old Hickory, Tennessee, this the 4th day of May, 1999.

Charles P. Cross
NOTARY PUBLIC

My Commission Expires: March 29, 2003

252 CHG 010 03CHECK 340.50
99 MAY -4 PM 2:26
REGISTER
DAVIDSON COUNTY, TN.
INSTR. # REFERENCE

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11462 PG. 45

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

05824611

IDENTIFICATION REFERENCE

99 MAY -4 PM 2:26

FILED FOR RECORD AND REGISTERED
DAVIDSON COUNTY, TN.

CAMT	89000.00
CON TX	329.30
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	340.30
CHECK	340.30

05/04/99 01 -14:29 0001 1253

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1455940