FILE BOX 9-B
FIRST TITLE & ESCROW CO., INC.
#16418

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
2000 Richard Jones Road
Nashville, Tennessee 37215

BOOK 11469 PG. 221

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
ROY KEVIN CARROLL (NAME)	PHH Mortgage Services (NAME)	MAP 131-3-B
4440 Belmont Park Terrace, #191 (STREET ADDRESS OR ROUTE NUMBER)	6000 Atrium Way (STREET ADDRESS)	PARCEL 191.00 Co
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Mt. Laurel, NJ 37421 (CITY) (STATE) (ZIP)	FB# 16DA39555

FOR AND IN 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, MARTHA O. BINKLEY, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROY KEVIN CARROLL, UNMARRIED

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 Lot No. 191 on the Plan of Section Four Arden Place, as of record in Plat Book 4955, page 5, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Martha O. Binkley by deed from Jane E. Lauer (Larson) of record in Book 5762, page 833, said Register's Office.

This conveyance is made subject to: (1) 1999 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 4754, page 455, supplemental in Book 4819, page 564, Book 4916, page 277, Book 5019, page 941, Book 5091, page 66, Book 5129, page 120, Book 5163, page 384, Book 5231, page 375, Book 5351, page 592 and Book 5514, page 636; (3) Charter of Incorporation of Arden Place HomeOwner's Association, Inc. of record in book 4749, page 634; and (4) Boundary Line Declaration of record in Book 8813, page 398; (4) All matters appearing on the Plan of record in Plat Book 4955, page 5, said Register's Office.

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

PICKED UP

99 MAY -7 AM 11:15
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

05841 81

unimproved ( )
This is improved (X) property, known as 4400 Belmont Park Terrace, #191, Nashville, Tennessee 37211

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 22nd day of April, 1999.

Martha O Binkley
MARTHA O. BINKLEY

STATE OF TENNESSEE
DAVIDSON COUNTY
$27.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 11469 PG. 222

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,

MARTHA O. BINKLEY

with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office, this 22nd day of April, 19 99.

My commission expires _____ Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State. My Comm. Expires SEPT. 29, 2000

_____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19 ____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS 180,000.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF April 19 99.

MY COMMISSION EXPIRES: 11/24/01
(AFFIX SEAL)

Notary Public

My Commission Expires
November 24, 2001

WARRANTY DEED

FROM

MARTHA O. BINKLEY, UNMARRIED

TO

ROY KEVIN CARROLL, UNMARRIED

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 11469 PG. 223

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

05841811

IDENTIFICATION REFERENCE

91MAY -7 AM 11:15

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

[illegible] 1.00
[illegible] 2.00
CFEE 2.00
TOTAL $77.00
CK 1 $77.00
[illegible] 11:11 0001 3078

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1457745