WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 81,000.00

Tammy Walker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF May 19 99

D. Jeff Hubb
Notary Public

MY COMMISSION EXPIRES: 3/24/2001

A. SCOTT RUSSELL NOTARY PUBLIC DAVIDSON COUNTY, TN (AFFIX SEAL) LARGE

THIS INSTRUMENT WAS PREPARED BY
SETCO, 5120 Virginia Way, Suite C22, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Judith Gail Kirchner (NAME)	National Bank of Commerce (NAME)	53-3-193
1310 Clarke Street (ADDRESS)	7770 Poplar Avenue (ADDRESS)	
Old Hickory, Tennessee 37138 (CITY) (STATE) (ZIP)	Germantown, TN 38138 (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, Thomas Wayne Gauger and wife, Lori Ann Gauger

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Judith Gail Kirchner, an unmarried person

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 Lot No. 206 on the plan of Section "B", Village of Old Hickory, of record in Book 1424, Page 67, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Thomas Wayne Gauger and wife, Lori Ann Gauger by deed from Charles R. Marshall and wife, Sherri Lynn Marshall of record in Book 10194, Page 193, said Register's OFfice.

This conveyance is subject to the following: Taxes for the year 1999 which has been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 1424, page 67; all of record in the Register's Office for Davidson County, Tennessee.

99 MAY 11 PM 2:59
DAVIDSON COUNTY, TN
REGISTER
MAIL ENVELOPE
IDENTIFICATION REFERENCE
05856697

unimproved ( )
This is improved (X) property, known as 1310 Clarke Street, Old Hickory, Tennessee 37138
(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 10th day of May, 19 99

Thomas Wayne Gauger

Lori Ann Gauger

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

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 Thomas Wayne Gauger and wife, Lori Ann Gauger

the 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, Tennessee, this 10th day of May 19 99

Commission expires 3/21/2001

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENN

Notary Public

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

21402 WILLIAMSON COUNTY 05/11/1999 10:01 AM

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 11473 PG. 993

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

0585697

IDENTIFICATION REFERENCE

99 MAY 11 PM 2:59

REGISTER
DAVIDSON COUNTY, TN.

CAMT	81900.00
CON TX	303.03
PRFEE	1.00
MOFEE	8.00
CFEE	2.00
TOTAL	314.03
CHECK	314.03

05/11/99 01 15:02 0001 4694

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1459346

5-12-99

VOID

BOOK 11473 PG. 999