WARRANTY DEED

BOOK 11475 PG. 49

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSACTION IS
$ 75,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 28th DAY OF April 1999

Notary Public

MY COMMISSION EXPIRES: 1-20-02
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SERVICE TITLE & ESCROW COMPANY, INC.,
4721 TROUSDALE DRIVE, SUITE 216, NASHVILLE, TENNESSEE 37220

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Tanya L. Loving	Same	
1328 Pilgrim Drive		42-07-0.A.145.00
Madison, Tennessee 37115		

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, ~~WE~~, I, Ronnie S. Kelley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tanya L. Loving

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. 425, Heritage Square, Phase Four, plan of record in Plat Book 6250, page 178, Register's Office for said County, to which plat reference is being made for a more complete legal description.

Being the same property conveyed to Ronnie S. Kelley by deed from Andrew M. Cuomo, Secretary of Housing and Urban Development, dated February 10, 1999, recorded February 11, 1999, of record in Book 11338, page 52, in the Register's Office for Davidson County, Tennessee.

Easements and setback lines of record in Book 6250, page 178.

Ronnie S. Kelley, a married individual, warrants that this property is investment property and has never been his residence.

THIS IS IMPROVED (X) UNIMPROVED ( ) PROPERTY KNOWN AS:

1328 Pilgrim Drive,		Madison,	Tennessee	37115
(HOUSE NUMBER)	(STREET)	(CITY)	(STATE)	(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(s) this the 28th day of April, 1999.

Ronnie S. Kelley

Ronnie S. Kelley

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 of the State and County aforesaid, Ronnie S. Kelley, the within named bargainor(s), 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 purpose therein contained.

WITNESS my hand, at office, this the 28th day of April, 19 99

Laura Saylor
NOTARY PUBLIC

My Commission Expires: 1-20-02

BOOK 11475 PG. 50

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged _____ to be President (or other officer authorized to execute this instrument) of the _____, the within named bargainor, a corporation, and that _____ as such _____, being authorized to do so, executed the foregoing instrument for the purpose therein, by signing the name of the corporation by _____ as _____.

WITNESS my hand and seal, at office in _____, this the _____ day of _____, 19____.

_____
NOTARY PUBLIC

My Commission Expires:_____

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

0585998

IDENTIFICATION REFERENCE

99MAY 12 AM 10:10

BILL GARDENHIRE REGISTER
DAVIDSON COUNTY, TN.

5011 05/12 0101 02CHECK 2

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

BOOK 11475 PG. 51

0585998

IDENTIF. & REFERENCE

99 MAY 12 AM 10:10

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	75900.00
CON TX	280.83
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	291.83
CHECK	291.83

05/12/99 01 10:13 0001 5011

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1459659