BOOK 11476 PG. 850

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 160,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF April, 19 99

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
KARL P. KUHN	MERRILL LYNCH	MAP 116-12
(NAME)	(NAME)	
3804-A ABBOTT MARTIN RD.		PARCEL 98
(ADDRESS)	(ADDRESS)	
NASHVILLE, TENNESSEE 37215		
(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, C. CRAIG SARGENT AND WIFE, LISA SARGENT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO KARL P. KUHN AND WIFE, SALLY M. KUHN

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. 20 of Block "D" on the Map of Woodmont Lane Homesites, as of record in Book 1130, Page 13, Register's Office for Davidson County, Tennessee.

Said Lot No. 20 fronts 155 feet on the north side of Abbott Martin Road and runs back between lines, 148.3 feet on the east line and 109.6 feet on the West line to a dead line in the rear on which it measures 158.3 feet.

Being the same property conveyed to C. Craig Sargent, unmarried, by deed from Bobbie Joe Barnett and wife, Lena Mae Barnett of record in Book 6151, Page 509, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 1999 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees;

All matters appearing on the plan of Sargent Subdivision, of record in Plat Book 8250, page 465, Register's Office for Davidson County, Tennessee.

Subject to Agreement for dedication of easement for sanitary sewers and/or storm drainage of record in Book 3885, Page 772, Register's Office for Davidson County, Tennessee.

*Lot No. 2 on the Plan of Sargent Subdivision the Re-Subdivision of

unimproved ( )
This is improved (X) property, known as 3804-A ABBOTT MARTIN RD., NASHVILLE, TENNESSEE 37215
(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 28th day of April, 19 99

C. CRAIG SARGENT

LISA SARGENT

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 11476 PG. 851

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named C. CRAIG SARGEANT AND WIFE, LISA SARGEANT

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 28th day of April, 1998.

Commission expires 5-21-2000

CATHERINE R. TICE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Catherine R. Tice
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ 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

WARRANTY DEED

FROM

C. CRAIG SARGEANT AND WIFE, LISA SARGEANT

TO

KARL P. KUHN AND WIFE, SALLY M. KUHN

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

STATE OF TENNESSEE
DAVIDSON COUNTY
FEE REGISTER
99 MAY 13 AM 9:45
SEE OFFICIAL RECEIPT

603.00

0586448

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11476 PG. 852

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

0586448

IDENTIFICATION REFERENCE

99 MAY 13 AM 9:45

REGISTER
DAVIDSON CO., TN.

CAMT

	160000.00
CON TX	592.00
PRFEE	1.00
MTEED	8.00
CFEE	2.00
TOTAL	603.00
CHECK	603.00

05/13/99 01 09:51 0001 5489

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1460130