B4461

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $80,000.00

Subscribed and sworn to before me, this 13th day of May, 1999.

NOTARY PUBLIC AT LARGE

My Commission Expires:

My Commission Expires November [illegible], 2001

Affiant

Notary Public

WARRANTY DEED

BOOK 11483 PG. 479

THIS INSTRUMENT WAS PREPARED BY
FIRST TITLE CORPORATION
1161 MURFREESBORO ROAD
SUITE 324
NASHVILLE, TN 37217

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
NAME: CRYSTAL BEVERLY AND ROBERT ALLEN BERRY, BOTH UNMARRIED	NAME: SAME
STREET ADDRESS: 302 NEELY'S BEND ROAD	STREET ADDRESS:
CITY: MADISON STATE: TN	CITY: STATE:
ZIP CODE: 37115 MAP & PARCEL NO. 52-1-230	ZIP CODE: [illegible]

307.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, *MARK DALE BATES AND WIFE, MARJORIE E. BATES,*

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO *CRYSTAL BEVERLY AND ROBERT ALLEN BERRY, BOTH UNMARRIED,*

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING the westerly 100 feet of Lot No. 18 on the Plan of Madison Park Subdivision, in the 11th Civil District of Davidson County, Tennessee, as shown of record in Book 421, page 184, Register's Office for Davidson County, Tennessee.

SAID part of Lot 18 fronts 100 feet on the south side of Neely's Bend Road and runs back between parallel lines 236 feet to a dead line in the rear.

Being the same property conveyed to Mark Dale Bates, herein by Warranty Deed of William C. Bell, Jr. and wife, Judi W. Bell, with a life estate reserved for Hattie J. Bell, a widow, dated October 5, 1992, and recorded October 8, 1992, in Book 8752, Page 151, Registers Office for Davidson County, Tennessee. The said Hattie J. Bell now being deceased.

THIS IS IMPROVED PROPERTY KNOWN AS: 302 NEELY'S BEND ROAD, MADISON, TENNESSEE 37115

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, 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 THIS 13TH DAY OF MAY, 1999.

Mark D. Bates
MARK DALE BATES

Marjorie E. Bates
MARJORIE E. BATES

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 13th day of May, 1999, before me personally appeared MARK DALE BATES AND WIFE, MARJORIE E. BATES, to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal.

NOTARY PUBLIC AT LARGE

My Commission Expires:

My Commission Expires November 2, 2001

James L. Taylor
Notary Public

WARRANTY DEED

0588315

IDENTIF. # REFERENCE

99 MAY 18 PM 1:37

JILL GARRETT, REGISTER
DAVIDSON COUNTY, TN.

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 11483 PG. 481

05883 15
IDENTIF. & REFERENCE

99MAY 18 PM 1:37
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

[illegible]	50000.00
[illegible] TD	296.00
PRFEE	1.00
MISC	9.00
CFEE	1.00
TOTAL	307.00
CHECK	307.00

[illegible] 01 17:40 0001 7470

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1462090