99 MAY 19 PM 4:25
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
U588942

PREPARED BY:
Lender's Title & Escrow LLC
501 Corporate Centre Drive, Suite 460
Franklin, Tennessee 37067

MAIL ENV.

WARRANTY DEED

THIS INDENTURE is made and entered into this **6th** day of **May, 1999** between **Lora M. Blankenship, a single woman** , GRANTOR, and **Stephanie S. Irvin, a single woman** , GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES, all of GRANTOR'S right, title and interest in the following described property lying in City of **Nashville,** County of **Davidson,** State of Tennessee, more particularly described as follows:

BEING LOT NO. 70 on the Plan of McMurray Hills Subdivision, of record in Plat Book 3700, page 5, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Lora M. Blankenship, a single woman by deed of record in Deed Book 8410, page 328, Register's Office for Davidson, Tennessee.

This is improved property known as: 490 Ellenwood Drive, Nashville, Tennessee 37211

TO HAVE AND TO HOLD said land with the appurtenances, estate, title and interest thereto belonging to the Grantees, their (successors), heirs and assigns forever, and Grantor does further covenant that Grantor is lawfully seized and possessed of said real estate in fee simple, has good right to convey it, and that the same is unencumbered except for payment of real property taxes which have been prorated between the parties herein and paid or will be paid as agreed between the parties herein.

AND GRANTOR DOES FURTHER COVENANT and bind themselves, their heirs and representatives, to warrant and forever defend the title to said real estate against the lawful claims of all persons, whomsoever.

Whenever 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 on the day and year first above written.

Lora M. Blankenship
LORA M. BLANKENSHIP

BY: Nancy D. Weathers
Nancy D. Weathers, Attorney In Fact
Signature of Seller

ATTORNEY IN FACT
STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

On this **6th** day of **May, 1999** before me personally appeared Nancy D. Weathers, to me known, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Lora M. Blankenship, and acknowledged that he/she executed the same as the free act and deed of said Nancy D. Weathers.

WITNESS MY HAND, at office, this **6th** day of **May, 1999.**

Notary Public

EVE C. SCHROEDER NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires: 3/17/2002

Name and Address of Property Owner:
Stephanie S. Irvin
765 McMurray Drive, Apt G-11
Nashville, Tennessee 37211

Property Address:
490 Ellenwood Drive
Nashville, Tennessee 37211

Person Responsible for Taxes:
THDA c/o FirstStar Bank, FSB
P.O. Box 2907
Milwaukee, WI 53201-2907
Map & Parcel 161-02-0 038

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I HEREBY SWEAR OR AFFIRM that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$98,900.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Stephanie S Irvin
Affiant

SWORN TO AND SUBSCRIBED BEFORE ME, a Notary Public, this **6th** day of **May, 1999.**

Notary Public

EVE C. SCHROEDER NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires: 3/17/2002

RETURN TO:
Lender's Title & Escrow LLC
501 Corporate Centre Drive, Suite 460
Franklin, Tennessee 37067
99-1-120

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK **11486** PG. **81**

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

[illegible] 97500.00

ETHER CO

[illegible] 97500.00-

[illegible] 97500.00

[illegible] TX 365.54

[illegible] 1.00

[illegible] 8.00

[illegible] 2.00

[illegible] 376.54

[illegible] 376.54

[illegible] C/ [illegible] 2001 B141

0588942

IDENTIFICATION REFERENCE

99 MAY 19 PM 4:25

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1462753