27

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Arnold Eugene Lawson Gayle Leigh Smith Lawson 5003 Brentview Court Nashville, TN 37220	NationsBanc Mortgage Corporation Attn: Tax Dept. P.O. Box 35140 Louisville, KY 40232	MAP and PARCEL 146-6 29

This instrument prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004, Nashville, TN 37229 (Davidson County - Box 27B)

WARRANTY DEED

BOOK 11488 PG. 715

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Mary Taylor Hix, a widow** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **Arnold Eugene Lawson and Gayle Leigh Smith Lawson, husband and wife** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

[illegible] 502.50

Land in Davidson County, Tennessee being Lot No. 7 on the Map of Fieldcrest Estates, as of record in Book 2331, Page 124, Register's Office for Davidson County, Tennessee.

Said Lot No. 7 is described as follows: Beginning at a point in the west terminus of Brentview Court at the corner of Lots No. 6 and 7; thence with the line between said lots westerly 215.2 feet to a point; thence southerly 169.9 feet to a corner of Lot No. 13; thence with the line between Lots No. 7 and 13; southeasterly 143.4 feet to a corner of Lot No. 8; thence with the line between Lots No. 7 and 8, northeasterly 291. 5 feet to the margin of Brentview Court; thence with the margin of the same, northwesterly around a slight curve 50.52 feet to the point of beginning.

Being the same property conveyed to T. Roy Hix by deed from Woodhaven Homes, Incorporated, of record in Book 2590, Page 497, Register's Office for Davidson County, Tennessee. The said T. Roy Hix having since died testate, his Last Will and Testament having been probated in the State of Tennessee in the Bedford County Court in Minute Book DD, Page 123. Pursuant to an order of the Bedford County Court, said property was solely vested in Mary Taylor Hix. See Affidavit recorded simultaneously herewith.

This is property with a common address of 5003 Brentview Court, Nashville, TN 37220.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for all subsequent years; 2) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 3) The plan of record in Book 2331, Page 124, said Register's Office, and all matters therein; 4) Restrictive Covenants of record in Book 2542, Page 219, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater for this transfer is $214,000.00

Affiant

Subscribed and sworn before me this 21st day of May, 1999.

Notary Public

My Commission Expires: 3/23/2002

NOTARY PUBLIC AT LARGE

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **21st** day of **May, 1999**.

X Mary Taylor Hix by

Mary Taylor Hix
By: X Lewis Dunn Hix
Lewis Dunn Hix, her HER ATTORNEY
Attorney in Fact IN FACT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Lewis Dunn Hix,** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-in-Fact of **Mary Taylor Hix,** and is authorized by Mary Taylor Hix to execute this instrument on her behalf by virtue of a Specific Durable Power of Attorney to Sell Land recorded simultaneously herewith.

Witness my hand and official seal at office, this 21st day of May, 1999.

Notary Public
My Commission Expires: 3/23/2002

CINDY S. SMITH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

File No. 9905-114.wd

0589774

DELETED AS REFERENCE

99 MAY 21 AM 10:40

ALL TAXES PAID REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11488 PG. 717

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

0589774

IDENTIFICATION REFERENCE

99 MAY 21 AM 10:40

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

GRANT
$14000.00
CO TX 791.60
PRFEE 1.00
DEED 8.00
CFEE 2.00
TOTAL 802.60
CHECK 802.60
05/21/99 10:43 0001 5050

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1463653