WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF April 19 99

Notary Public

MY COMMISSION EXPIRES: January 27, 2001

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE — DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
MADISON TITLE COMPANY, 101 SHEPHERD HILLS DRIVE, MADISON, TENNESSEE 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DONALD SIMPSON (NAME)	DONALD & VICKIE SIMPSON (NAME)	MAP 43-10B
555 N. DUPONT AVE. UNIT E-101 (ADDRESS)	555 N. DUPONT AVE. UNIT E-101 (ADDRESS)	PARCEL 101
MADISON, TENNESSEE 37115 (CITY) (STATE) (ZIP)	MADISON, TENNESSEE 37115 (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, JACK DAVIS, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DONALD SIMPSON AND WIFE, VICKIE SIMPSON

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:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. E-101 of Madison Park Condominiums, Phase II, of record in Plat Book 5200, pages 179 thru 182, Register's Office for Davidson County, Tennessee, which plan reference and record thereof are incorporated herein and made a part hereof by this reference thereto.

Being the same property conveyed to Jack Davis, quitclaim deed of record in Book 11489, page 4168, Register's Office for Davidson County, Tennessee.

1000001
INCLUDE FOR REFERENCE

99 MAY 21 PM 2:30
RECEIVED FOR RECORD
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 555 N. DUPONT AVE. UNIT E-101, MADISON, TENNESSEE 37115
(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 my hand this 9th day of April 19 99

JACK DAVIS

9284 05 22 1:01 CRSHTX 21.20

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JACK DAVIS, UNMARRIED

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

the bargainor 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 purposes therein contained. Witness my hand and official seal at MADISON Tennessee this 9th day of April 1999.

Commission expires January 31 2001

Notary Public

STATE OF TENNESSEE
COUNTY OF

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

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 11489 PG. 473

0590001

IDENTIFICATION REFERENCE

SEP 21 PM 2:30

REGISTER
DAVIDSON COUNTY, TN.

FAMT $2000.00
STM TX 207.20
MTGE 1.00
CFEE 2.00
TOTAL 210.20
CHTDY 210.20
14847 0001 9284

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1463885