BOOK 11491 PG. 208

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 91,700.00

Jennifer L. Ryan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF May 19 99

Angela R. Burkeen
Notary Public

MY COMMISSION EXPIRES: 6/9/2002
(AFFIX SEAL)

ANGELA R. BURKEEN NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

Email

THIS INSTRUMENT WAS PREPARED BY
Title Escrow-Robertson County, 2784-A Highway 31W, White House, Tennessee

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
Jennifer L. Ryan (NAME)	Regions Mortgage, Inc. (NAME)	MAP 144
5114 Rawlings Road (ADDRESS)	605 South Perry Street (ADDRESS)	PARCEL 85
Joelton, TN 37080 (CITY) (STATE) (ZIP)	Montgomery, AL 36104 (CITY) (STATE) (ZIP)	My Commission Expires JUNE 09, 2002 14D39850

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, Jimmy W. Randall and wife, Sheila R. Randall

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jennifer L. Ryan, Married

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 the 14th Civil District of Davidson County, Tennessee, being Part of Lot No. 17 on the Eberle Plot of the Garrett Lands, not of record, described as follows:

Beginning at a point on Bernard Road, 99 feet east of the west point of property owned by Ernest and Evelyn Brinkley; thence running in a easterly direction along the northern margin of Bernard Road 64 feet to a point on the northerly margin of Bernard Road; thence northwardly between parallel lines 175 feet to a dead line.

Being the same property conveyed to Jimmy W. Randall and wife Sheila R. Randall by deed from Thomas H. Miller, Jr. and wife Jane A. Miller of record in Book 10681, Page 231, Register's Office, Davidson County, Tennessee.

This is the same description as in previous deed of record.

unimproved ( )
This is improved (X) property, known as 5114 Rawlings Road, Joelton, TN 37080
(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 20th day of May 19 99

Jimmy W. Randall

Sheila R. Randall

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 Jimmy W. Randall and wife, Sheila R. Randall

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 White House, Tennessee, this 20th day of May 19 99

Commission expires 6/9/2002

Angela R. Burkeen
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

ANGELA R. BURKEEN
NOTARY PUBLIC
AT
LARGE
SUMNER COUNTY, TENN.

My Commission Expires JUNE 09, 2002

0590559

IDENTIFICATION REFERENCE

99 MAY 24 PM 2:33

CHARLIE HOMESTER
DAVIDSON COUNTY, TN.

05/24 0101 03HELK 350.29

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11491 PG 210

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

0590559

IDENTIFICATION REFERENCE

99 MAY 24 PM 2:03

BILL GARRETT
REGISTER
DAVIDSON COUNTY, TN.

CASH	51700.00
CHK #	339.29
PRFEE	1.00
MATET	8.00
CFEE	2.00
TOTAL	350.29
CHECK	350.29

05/24/99 14:37 0001 9694

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1464489