RECORD AND RETURN TO;
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP3965) FILE BOX "7"

BOOK 11502 PG. 605

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 70,000.00

Joshua S. Beem
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF MAY 1999.

NOTARY PUBLIC
Notary Public
AT LARGE
MY COMMISSION EXPIRES: 9/28/2002

DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

Notary Public, Davidson County, Tenn. Expires SEPT. 28, 2002

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOSHUA S. BEEM AND EDWIN R. BEEM 3228 CRISLYNNDALE DRIVE NASHVILLE, TN 37207	MORTGAGE PORTFOLIO SERVICES, INC. 5520 LBJ FREEWAY, STE. 200 DALLAS, TX 75240	50-15-102

FOR AND IN 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,

LAWRENCE P. HERD AND WIFE, MAMIE D. HERD

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

JOSHUA S. BEEM AND EDWIN R. BEEM, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, E.R.B. JSB

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 Davidson County, Tennessee, being Lot No. 539 on the plan of Parkwood Estates, Section Three, of record in Book 3300, Page 31, Register's Office for said County.

Said Lot No. 539 fronts 70.0 feet on the southeasterly margin of Crislynndale Drive and extends back 187.8 feet on the northeasterly line and 155.0 feet on the southwesterly line to a dead line in the rear, measuring 121.5 feet thereon.

Being the same property conveyed to Lawrence P. Herd and wife, Mamie D. Herd by deed from David Graves Gilpin and wife, Renee S. Gilpin of record in Book 5158, Page 402, Register's Office for Davidson County, Tennessee.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

Unimproved ( )
This is improved (X) property known as 3228 CRISLYNNDALE DRIVE, NASHVILLE, TN 37207
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 this 28th day of May, 1999

Lawrence P. Herd
LAWRENCE P. HERD

Mamie D Herd
MAMIE D. HERD

99 JUN -1 PM 1:09
PAMELA L. REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

05935537

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

LAWRENCE P. HERD AND WIFE, MAMIE D. HERD

the bargainors 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 Nashville, Tennessee, this 28th day of May 1999.

Commission Expires: 9/28/2002

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public with in 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

STATE OF TENNESSEE
COUNTY OF

On this the _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person who executed the foregoing instrument in behalf of _____ as _____ Attorney in Fact, and acknowledged the_____ executed the same as the free act and deed of the said _____.

Witness my hand and official seal at _____, Tennessee, this the _____ day of _____, 19_____.

My commission expires:_____

Notary Public

SATURN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
SEPT. 28, 2002

270.00 03CHECK 01/01 01:01 05/20 32

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11502 PG. 607

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

0593537

IDENTIFICATION REFERENCE

99 JUN -1 PM 1:09

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	70000.00
CON TX	259.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	270.00
CHECK	270.00

06/01/99 01 13:12 0001 3028

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1467569