RECORD AND RETURN TO;
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP37890) FILE BOX "7"

BOOK 11503 PG. 253

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE.
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$145,000.00

ALAN L. SATURN NOTARY PUBLIC DAVIDSON COUNTY TENN

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
26th DAY OF MAY, 1999.

_____
Notary Public

MY COMMISSION EXPIRES: 9/28/2002 SEPT 28 2002

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

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christopher C. Porter 4801 Idaho Avenue Nashville, TN 37209	SunTrust Bank, Nashville, N.A. P.O. Box 305110/7th Floor Nashville, TN 37230-5110	103-3-150 25W-2455

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,

CHRISTPHER L. ARMOUR AND WIFE, JANICE K. STINSON

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

CHRISTOPHER C. PORTER

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. 702 of Block 34, in Charlotte Park Company's First Addition, which plan is of record in Book 57, Page 103, Register's Office for Davidson County, Tennessee.

Said Lot No. 702 fronts 60 feet on the southerly side of Idaho Avenue, formerly called Fifth Avenue, and extends back in a southerly direction, along the west margin of 48th Avenue North, (formerly 7th Street), 150 feet to an alley, and measures 60 feet on said alley.

Being the same property conveyed to Christopher L. Armour and wife Janice K. Stinson by deed from Howard F. Butler, Executor of the Estate of Zella Jessie Augustus and Larry Edwards, Heir and Executor of Estate of Frances H. Owen and Billy Foxall and Linda Foxall, heirs of the Estate of Zella Jessie Augustus of record in Book 8281, Page 656, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 4801 Idaho Avenue, Nashville, TN 37209
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 26th day of May, 1999

CHRISTOPHER L. ARMOUR

JANICE K. STINSON

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

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 Christopher L. Armour and wife, Janice K. Stinson

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 26th day of May 1999.

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Commission Expires: 9/28/2002

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

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

99 JUN -1 PM 3:26

05937716

RECEIVED FILED & RECORDED IN REMIT & REFERENCE

REGISTER
COUNTY, TN.

$47.50 02/01 0101 03 JUN 99 CHECK

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 11503 PG 255

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

05937716
IDENTIFICATION/REFERENCE
99 JUN -1 PM 3:26
REGISTER
DAVIDSON COUNTY, TN.

CAMT	145000.00
CON TX	536.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	547.50
CHECK	547.50

06/01/99 01 15:29 0001 3215

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1467751