This instrument prepared by :
Frontier Title & Escrow, Inc.
109 East Avenue
Goodlettsville, TN 37072

Send Tax Bills to :
Trevecca R. Ostein
2716 Aspen Drive
Nashville, TN 37208
(address)

Map: 81
Group: 06
Parcel: 87.00

BOOK 11507 PG. 186

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR ($1.00), cash in hand, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, Juanita S. Williams, have bargained and sold and by these presents do hereby transfer and convey unto, Trevecca R. Ostein, her heirs and assigns a certain tract or parcel of land located in Davidson County, Tennessee, bounded and described as follows:

Land in Davidson County, Tennessee, being Lot No. 43 on the Map of Cumberland Gardens Subdivision, as of record in Book 2900, page 4, Register's Office for said County.

Said Lot No. 43 fronts 52.0 feet on the north margin of Aspen Drive and runs back 148.1 feet on the east line and 99.1 feet on the west line to a broken line, measuring 88.9 feet thereon.

Being the same property conveyed to Juanita S. Williams by deed of record in Book 8811, page 647 Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE is made subject to restrictive covenants, easements and setback lines that are applicable to the above described property and of record, and to all zoning and subdivision restrictions of the appropriate governmental body.

The above description is the same as the previous deed of record, no boundary survey having been made at the time of conveyance.

4127 06/02 0101 03CHECK 238.55

TO HAVE AND TO HOLD the said tract or parcel of land with the appurutenances, estate, title and interest thereto belonging to the said Trevecca R. Ostein, her heirs and assigns, in fee simple forever.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATIONS AS TO THE STATUS OF THE TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER WHO MAKES NO REPRESENTATION OTHER THAN THAT IT HAS BEEN ACCURATELY TRANSCRIBED FROM INFORMATION PROVIDED.

05914593
IDENTIFICATION REFERENCE
99 JUN -2 PM 2:38
MILL CREEK TN REGISTER
DAVIDSON COUNTY, TN.
PICKUP

AND I DO COVENANT with the said Trevecca R. Ostein, that I am lawfully seized and possessed of said land in fee simple; have a good and lawful right to sell and convey the same, and that said property is free, clear and unencumbered.

AND I DO FURTHER COVENANT and bind myself, my heirs and assigns, to warrant and forever defend the title to said land to the said Trevecca R. Ostein, her heirs and assigns against the lawfui claims of all persons whomsoever.

WITNESS MY HAND this 1st day of June, 1999.

Juanita S. Williams

Juanita S. Williams

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Michael Perry Davis, a Notary Public within and for the State and County aforesaid, the within named Juanita S. Williams, the bargainor with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purpose therein contained.

Witness my hand in Nashville, Tennessee this 1st day of June, 1999.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

November 20, 2002

I, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is ***$61,500.00***, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Juanita S. Williams

AFFIANT

Subscribed and sworn to before me this the 1st day of June, 1999.

NOTARY PUBLIC

MY COMMISSION EXPIRES :

November 30, 2002

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11507 PG. 188

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

CAMT 61500.00
CON TX 227.55
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 238.55
CHECK 238.55

06/02/99 01 14:42 0001 4127

0594593

IDENTIFICATION REFERENCE

99 JUN -2 PM 2:38

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1468652