BOOK 11509 PG. 32

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ ~~25,000.00~~ 91,000

R. James Waller III
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 5-02-01
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Linda S. Harris & Associates, 213 Ward Circle, Suite 200, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
R. James Waller III	First Union Mortgage Corporation	MAP 105-11
(NAME)	(NAME)	
655 Wedgewood Avenue	5110 Maryland Way, Ste. 120	PARCEL 232
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee	Brentwood, Tennessee 37027	BOOK 6DA 21690
(CITY) (STATE) (ZIP)	(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, Anthony L. Tinin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO R. James Waller III, UNMARRIED

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:

Being part of the south part of Lot No. 12 on the Plan of the Estate of Joseph Horton, deceased, of record in Book 1, page 44, of Chancery Court at Nashville, described as follows:

4577 06/03 0101 03CHECK 347.70

Beginning at a point in the southerly margin of Wedgewood Avenue, the northwest corner of the Hahn property, being approximately 21-1/2 feet West of the common line between Lots No. 12 and 13; thence with said Avenue Westerly 75 feet to a point; thence southerly 169 feet to a point, the southwest corner of the Hahn property; thence with the line of the same, northerly 167 feet, more or less, to the point of the beginning.

Being the same property conveyed to Anthony L. Tinin and wife, by deed from Philip Kreger of record in Book 10074, page 85, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

RECEIVED FOR REFERENCE
99 JUN -3 AM 12:59
LARRY L. HOBBS
DAVIDSON COUNTY TRUSTEE

0595010

unimproved ( )
This is improved (X) property, known as 655 Wedgewood Avenue, Nashville, Tennessee
(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 28th day of May 1999

Anthony L. Tinin

Anthony L. Tinin

Andre' M. Tinin

BOOK 11509 PG. 33

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 Anthony L. Tinin

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 Brentwood, Tennessee, this 28th day of June 19 99.

Commission expires 5-2-2001

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

STATE OF TENNESSEE
COUNTY OF

On this _____ day of _____, 19 ____, personally appeared before me _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____, 19 ____

My commission expires _____

Notary Public

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11509 PG. 34

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

0595010
IDENTIFICATION REFERENCE

99 JUN -3 PM 12:58
REGISTER
DAVIDSON COUNTY, TN.

CAMT	91000.00
CON TX	336.70
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	347.70
CHECK	347.70

06/03/99 01 13:02 0001 4577

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1469091