26-B

BOOK 11514 PG. 192

[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:	[MAP-PARCEL NOS.]
[Cindy M. Cooley	[New Owner	[ ]
[151 W. Jackson Street	[	[Map 071-15-0]
[Gallatin, TN 37066	[	[Parcel 409.00]
[	[	[ ]

[This instrument prepared by: Joseph V. Ferrelli, Attorney, 104 Woodmont]
[Boulevard, Suite 115, Nashville, Tennessee 37205 99-05-9471 26B]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Arthur J. Williams, married (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto, Cindy M. Cooley, an unmarried person (the "Grantee"), Grantee's heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, being the southerly 6 feet of Lot 21 and the north 38 feet of Lot No. 22 on the Map of Crutcher's Subdivision of part of the Lucy H. Lindsey Property as of record in Book 161, page 129, Register's Office for Davidson County, Tennessee.

Said parts of Lots 21 and 22 front 44 feet on the westerly side of Pennock Avenue and run back between parallel lines 159 feet, more or less, to an alley.

Being the same property conveyed to Arthur J. Williams by Special Warranty Deed from Contimortgage Corporation of record in Book 11419, page 995, said Register's Office for Davidson County, Tennessee.

This description was the same as was used in the last deed of record.

The above described real estate is improved and is not nor ever was marital property nor is it subject to any homestead exemption of the spouse of the Grantor.

This conveyance is subject to:

1. Taxes for the year 1999 and subsequent years, easements and restrictive covenants of record.

2. Plan of record in Plat Book 161, page 129, said Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 1204 Pennock Avenue, Nashville, Tennessee 37207.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON
[
[The actual consideration or value, whichever is greater for
[this transfer is $30,000.00.

Cindy M Cooley
Affiant

[Subscribed and sworn to before me this
[4th day of June, 1999.

Joseph V. Ferrelli
Notary Public

My Commission Expires: 9/23/2002

99 JUN -7 AM 9:26
REGISTER
DAVIDSON COUNTY, TN.

0596184
IDENTIFICATION REFERENCE

0814 06/07 0101 03CHECK 122.00

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, Grantee's heirs and assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, Grantee's heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 4th day of June, 1999.

Arthur J. Williams
Arthur J. Williams

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

On the 4th day of June, 1999, before me personally appeared Arthur J. Williams, to me known to be the person who executed the foregoing instrument and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this day 4th of June, 1999.

NOTARY PUBLIC

My Commission Expires: 9/23/2003

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11514 PG. 194

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

26

99 JUN -7 AM 9:

0596184

REGISTER'S REFERENCE

CAMT 30000.00
CON TX 111.00
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 122.00
CHECK 122.00

06/07/99 01 09:30 0001 5B14

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1470309