prepare

RETURN TO:
TRANSCON INTERNATIONAL TITLE CO.
LAKEVIEW FIDUCIARY, LLC 11
2624 GALLATIN PIKE, SUITE 200
NASHVILLE, TN 37214

BOOK 11519 PG. 714

63

THIS INSTRUMENT PREPARED BY:
MITCHELL A. WATTS, ATTORNEY
2400 Westmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***57,500.00

Affiant

Subscribed and sworn to before me this 17th day of May, 1999.

Notary Public

My Commission Expires:

ADDRESS OF NEW OWNER

KENNETH DUPREE
23 Sycamore Court
Antioch, Tennessee 37013

SEND TAX BILLS TO

KENNETH DUPREE
23 SYCAMORE COURT
ANTIOCH, TENNESSEE 37013

MAP & PARCEL NOS.

MAP 162-16A
PARCEL 89

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of FIFTY SEVEN THOUSAND FIVE HUNDRED AND 00/100 ($***57,500.00) DOLLARS, cash in hand paid by the hereinafter named Grantee the receipt of which is hereby acknowledged, I, BILLY F. MOORE, unmarried, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto KENNETH DUPREE, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Unit No. 23, Building No. 18 on the Plan of Mill Creek Club Condominium Townhouses, Addition to Section I, Phase I, as of record in Book 5050, page 103, Register's Office for Davidson County, Tennessee, together with each and all of the rights, privileges and appurtenances thereunto belonging, as set forth in the Master Deed establishing Mill Creek Club, Section I, Phase I, a Horizontal Property Regime, including the By-Laws thereunto attached recorded in Book 4887, page 961, as amended in Book 5000, page 607, and Book 5101, page 809, Register's Office for Davidson County, Tennessee, including without limitation such unit's undivided percentage interest in the land and general common elements.

BEING the same property conveyed to Billy F. Moore by Substitute Trustee's Deed from Joe M. Kirsch, Substitute Trustee, of record in Book 11393, page 779, Register's Office for Davidson County, Tennessee.

This is improved property known as 23 Sycamore Court, Antioch, Tennessee 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever.

GRANTOR COVENANTS with the said GRANTEE that he 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 follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee.

2. Matters, if any, shown on the plan of Mill Creek Club Condominium Townhouse, Addition to Section I, Phase I, of record in Book 5050, page 103, Register's Office for Davidson County, Tennessee.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 7th day of May, 1999.

Billy F. Moore, ATTY IN FACT
BILLY F. MOORE
by his Attorney in Fact, Kendall Moore

05976688
INDEXING REFERENCE
99 JUN-9 PM 1:34
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, KENDALL MOORE, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of BILLY F. MOORE, and acknowledged that he executed the same as the free act and deed of the said BILLY F. MOORE.

WITNESS my hand and seal this 7th day of May, 1999.

Mitchell A. Watts
Notary Public

My Commission Expires:

1, 24, 2001

7426 06/09 0101 03CHECK 223.75

MITCHELL A. WATTS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11519 PG. 716

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

0597688

INSTRUMENT # REFERENCE

99 JUN -9 PM 1:34

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	57500.00
CON TX	212.75
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	223.75
CHECK	223.75

06/09/99 01 13:38 0001 7426

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1471894