Send tax bills to:
George R. Wauford
4051 Old Hickory Blvd.
Old Hickory, TN. 37138

Address of New Owner(s):
Same

This instrument prepared by:
Michael W. Ferrell
Attorney at Law
3125 N. Mt. Juliet Rd.
P. O. Box 8
Mt. Juliet, TN 37122

Map: 64-09-0
Group:
Parcel: 065.00

Improved: X
Unimproved:

99 JUN 11 PM 4:01

05991 33

FEE
REFERENCE

WARRANTY DEED

THIS INDENTURE made and entered into on this the 10 day of June, 1999, by and between WAYNICK INVESTMENTS, a Tennessee general partnership composed of Mark Waynick, G. L. Waynick and David Waynick, hereinafter referred to as the GRANTOR, and GEORGE R. WAUFORD, hereinafter referred to as the GRANTEE.

WITNESS, That 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 which is hereby acknowledged, the said GRANTOR has this day bargained and sold and by these presents does transfer and convey unto the said GRANTEE, his heirs and assigns, the following described tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 12 and 14 of Block "B" on the Map of Hadley's Bend City of record in Book 421, Page 120, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Waynick Investments, a Tennessee Partnership composed of Mark Waynick, G. L. Waynick and David Waynick, by Deed of record in Book 6742, Page 72, Register's Office for Davidson County, Tennessee.

Caroline May Waynick joins in this conveyance for the purpose of conveying all right, title and interest which she may have in the within described property by reason of Final Decree of Divorce in the case of Caroline May Waynick vs. G. L. Waynick, Chancery Court for Wilson County, Tennessee, Case No. 97066.

This conveyance is subject to the effect of letter from the Metropolitan Government Nashville and Davidson County Department of Codes Administration dated

November 24, 1998, of record in Book 11287, Page 601, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging unto the said GRANTEE, his heirs and assigns, forever; and the said GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple; has a good and lawful right to convey same, and that the same is unencumbered.

THE GRANTOR further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

When necessary for a proper construction hereof, the plural case shall be read singularly, and so construed.

WITNESS OUR HANDS on this the day and date first above written.

CAROLINE MAY WAYNICK

WAYNICK INVESTMENTS

By: _____
G. L. WAYNICK
General Partner

By: _____
DAVID WAYNICK
General Partner
(by Michael W. Ferrell, attorney-in-fact)

By: _____
MARK WAYNICK
General Partner

Limited Power of Attorney of record in Book 11525, Page 452, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF WILSON

Before me, the undersigned authority, of the state and county aforementioned, personally appeared G. L. WAYNICK and MARK WAYNICK, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged such persons to be partners of Waynick Investments, a Tennessee general partnership, the within named bargainor, and that such persons, as such partners, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by such persons as partners.

Witness my hand and seal, this the 10th day of June, 1999.

Notary Public

My Commission Expires: 7-11-99

STATE OF TENNESSEE
COUNTY OF WILSON

On this the 10th day of June, 1999, before me personally appeared Michael W. Ferrell, to me known to be the person who executed the foregoing instrument in behalf of David Waynick, partner of Waynick Investments, a Tennessee general partnership, and acknowledged that he executed the same as the free act and deed of the said David Waynick.

Notary Public

My Commission Expires: 7-11-99

STATE OF TENNESSEE
COUNTY OF WILSON

0968 06/11 0101 03CHECK 159.30

Personally appeared before me, the undersigned authority, a Notary Public, in and for said County and State, the within named bargainor, CAROLINE MAY WAYNICK, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged the execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office in Mt. Juliet, Tennessee, this the 10th day of June, 1999.

Notary Public

My Commission Expires: 7-11-99

STATE OF TENNESSEE
COUNTY OF WILSON

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 39,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant

Subscribed and sworn to before me this the 10th day of June, 1999.

Notary Public

My Commission Expires: 7-11-99

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11525 PG. 457

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	PWFEE	- PROBATE FEE

0599133

INDEXING REFERENCE

99 JUN 11 PM 4:01

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN

		CAMT	39000.00
		CON TX	144.30
		PWFEE	1.00
		MDEED	12.00
		CFEE	3.00
		TOTAL	139.30
		CHECK	139.30
06/11/99	01	16:04	0001 0960

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1473419