41
FNB

GENERAL WARRANTY DEED

FROM: DEAN J. DAVENPORT and wife,
ANNE M. DAVENPORT,
Grantors

TO: LINDA A. EVERS,
Grantee

This instrument was prepared by:
Robert N. Buchanan III
Farris, Warfield & Kanaday, PLC
SunTrust Center, Suite 1800
Nashville, Tennessee 37219

BOOK 11530 PG 217

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Number
Linda A. Evers 4 Glen Abbey Nashville, Tennessee 37215	Same	158-4A-30

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

06-17-99 01:15 0101 03CHECK 3075.50

The actual consideration or value, whichever is greater, for this transfer is Eight Hundred Twenty-five Thousand and No/100 Dollars ($825,000.00).

Linda A. Evers
Affiant

SUBSCRIBED AND SWORN TO before me, this the 15 day of June, 1999.

Susan M. James
Notary Public

My Commission Expires: Sept. 27, 1999

FOR AND IN CONSIDERATION OF the sum of Eight Hundred Twenty-five Thousand and No/100 Dollars ($825,000.00), the receipt and sufficiency of which are hereby acknowledged, DEAN J. DAVENPORT and wife, ANNE M. DAVENPORT (the "**Grantors**"), have bargained and sold, and by these presents do transfer and convey unto LINDA A. EVERS (the "**Grantee**"), her heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Property").

The Property is improved property known as 4 Glen Abbey, Nashville, Tennessee 37215.

This conveyance is expressly made subject to those matters more specifically set forth on Exhibit B attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD the Property with the appurtenances, estate, title and interest thereto belonging to the Grantee, her heirs, successors and assigns forever.

And Grantors do covenant with the Grantee that Grantors are lawfully seized and possessed of the Property in fee simple, Grantors have a good right to convey the Property, and the Property is unencumbered and unrestricted except as to those matters set forth on Exhibit B, to which this conveyance is made subject.

Grantors do further covenant and bind Grantors, their heirs, successors and assigns to warrant and forever defend the title to the Property to the Grantee, her successors and assigns, against the lawful claims of all persons whomsoever, except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject.

Witness our hand this 15 day of June, 1999.

DEAN J. DAVENPORT

ANNE M. DAVENPORT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Mary B. Edmondson, a Notary Public of said County and State, DEAN J. DAVENPORT, the within named 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, at office, this 15 day of June, 1999.

Mary B. Edmondson
Notary Public

My Commission Expires: 3-24-2001

MARY B. EDMONDSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

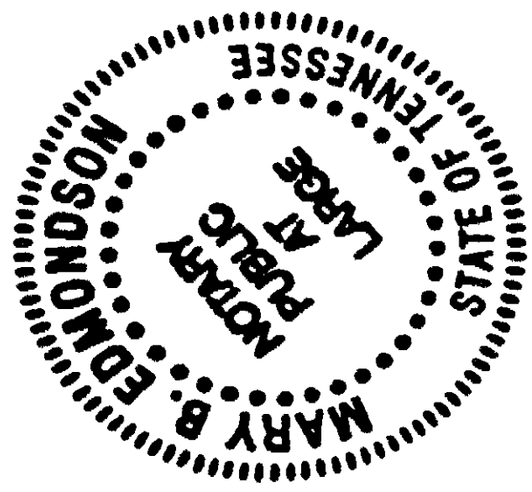
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Mary B. Edmondson, a Notary Public of said County and State, ANNE M. DAVENPORT, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 15 day of June, 1999.

Mary B. Edmondson
Notary Public

My Commission Expires: 3-24-2001



0600
4463
REFERENCE
99 JUN 16 AM 11:00
REGISTER
COUNTY, TN.

EXHIBIT A

Property Description

Land in Davidson County, Tennessee, being Lot No. 68, on the Plan of Otter Wood, Section Two, as shown on plat of record in Plat Book 6900, page 598-602, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Dean J. Davenport and wife, Anne M. Davenport, by Deed of Record in Book 9124, page 108, Register's Office for Davidson County, Tennessee

EXHIBIT B

Encumbrances

1. 1999 County Taxes, a lien, which are not yet due and payable.

2. Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, powers of attorney, and limitations on title set forth in restrictions recorded in Book 7260, page 486 and Book 8762, page 191, and in any allied instrument(s) referred to in said restrictions.

3. By-Laws of Otter Wood Homeowner's Association, Inc. of record in Book 7260, page 505.

4. All matters shown on Plat recorded in Book 6900, page 598 through 602.

5. Sanitary Sewer Easement(s) as set forth in instrument recorded in Book 7474, page 695.

6. Easement(s) to USE, as set forth in instrument recorded in Book 2248, page 618; Book 2271, page 196 and Book 2249, Page 86.

7. Rights of other in and to the common elements.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

BOOK **11530** PG. **222**

0600463

RECEIVED FOR REFERENCE

99 JUN 16 AM 11:00

REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	825000.00
CON TX	3052.50
PRFEE	1.00
WDEED	20.00
CFEE	2.00
TOTAL	3075.50
CHECK	3075.50

06/16/99 01 11:04 0001 0457

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1479059