B26

BOOK 11543 PAGE 819

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 165,000.00

Ann Drayton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 18 DAY OF June

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Steve Waters, Atty., 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steig L. McDonald (NAME)	SunTrust Bank, Nashville, N.A. (NAME)	41-2-16
1416 Breckenridge Court (ADDRESS)	P.O. Box 305110/7th Floor (ADDRESS)	
Nashville, TN 37207 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5110 (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, Brenda J. Harrington, a/k/a Brenda J. Porter , and husband Melvin R. Harrington

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steig L. McDonald and wife, Marietta H. McDonald

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:

Land in Davidson County, Tennessee, being Lot No. 16 on the Plat of Breckenridge Valley, of record in Plat Book 4460, page 167, Register's Office for Davidson County, Tennessee, described as follows:

Said Lot No. 16 fronts 175.74 feet on the north margin of Breckenridge Court and extends back 226.40 feet on the west line and 224.34 feet on the east line to a line on the rear which is broken line, on which it measures 200.00 feet

Being the same property conveyed to Brenda J. Harrington, a/k/a Brenda J. Porter by deed from Russell Lynn Nelson and wife, Donna Grubbs Nelson of record in Book 7203 , page 30, Register's Office, Davidson County, Tennessee

4480 06/25 0102 03CHECK 621.50

99 JUN 25 PM 3:

IDENTIFICATION REFERENCE

060421 0

unimproved ( )
This is improved (X) property, known as 1416 Breckenridge Court, Nashville, Tennessee 37207
(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 18 day of June, 1999

Brenda J. Harrington
Brenda J. Harrington

Melvin R. Harrington
Melvin R. Harrington

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 Brenda J. Harrington, a/k/a Brenda J. Porter and Melvin R. Harrington

the 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 and official seal at Goodlettsville, Tennessee, this 18th day of June, 1999.

Commission expires

MISTY HICKS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.
My Commission Expires SEPT. 28, 2002

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 .

My commission expires

Notary Public

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 11543 PAGE 821

99 JUN 25 PM 3:03

0604210

IDENTIFICATION REFERENCE

CAMT
165000.00
CON TX 610.50
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 621.50
CHECK 621.50

06/25/99 01 15:09 0001 4460

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1482954