0604775
IDENTIF. & REFERENCE
99 JUN 28 PM 1:54
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
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Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: wilkins.ivey@home.com

W & I Ref: (sk) Title No: 40980
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
John P. Zeola Gayle R. Zeola 620 Copperfield Court Brentwood, TN 37027	Norwest Mortgage, Inc. 7495 New Horizon Way Frederick, MD 21703

TAX MAP-PARCEL NUMBERS: 172-1-A-127

WARRANTY DEED

1065 06/28 0101 CHECK 821.30

FOR AND IN CONSIDERATION of the sum of **$ 219,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Mary L. Williams, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **John P. Zeola and spouse, Gayle R. Zeola,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 127 on the Plan of Copperfield Revised of record in Book 6900, pages 555-559, Register's Office for said County.

SAID Lot No. 127 fronts 30.10 feet on the northwesterly margin of Copperfield Court and extends back 120.08 feet on the easterly line and 197.15 feet on the southwesterly line to a dead line in the rear, measuring 136.00 feet thereon.

BEING the same property conveyed to Mary L. Williams, unmarried, by deed from Citicorp Mortgage, Inc. of record in Book 8512, page 829, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 1999, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 6900, Page 555-559, said Register's Office, which Plan shows a 20 foot minimum building setback line from Copperfield Court, together with additional setback designations and a 7.5 foot easement for public utility and drainage purposes along the 164.15 feet of the southerly portion of the broken southwesterly line of said lot and a 10 foot easement for public utility and drainage purposes along northerly 33.00 feet of the broken southwesterly line of said lot; The Declaration of Covenants, Conditions and Restrictions of record in Book 6779, page 296, Book 6783, page 973, Book 7071, page 482, Book 7208, page 889, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 620 Copperfield Court, Brentwood, TN 37027

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 25th day of June, 1999.

Mary L. Williams

Mary L. Williams

State of Tennessee
County of Davidson

On this 25th day of June, 1999, before me the undersigned authority, personally appeared **Mary L. Williams**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

CHRISTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 219,000.00

Affiant

Sworn and subscribed before me on the 25th day of June, 1999.

My Commission Expires: _____

CHRISTY WILKINS IVEY NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires 9/18/99

Notary Public

Widoc: Dead Wty—12/92

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11545 PAGE 825

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

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DAVIDSON COUNTY, TN.

	AMT
	219000.00
CON TX	810.30
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	821.30
CHECK	821.30

06/28/99 01 14:01 0001 5065

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1483544