4L
LT

BOOK 11552 PAGE 704

BOX 44

THIS INSTRUMENT PREPARED BY:
Kathryn H. Pennington
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
230 Fourth Avenue, North
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $141,000.00.

Charles W Hewgley IV
Affiant

Subscribed and sworn to before me, this 30th day of June, 1999.

Kath H Pennington
Notary Public

My Commission Expires: 5/26/2002

Address New Owner As Follows:
Charles W. Hewgley, IV
2816 Belcourt Avenue
Nashville, TN 37212

Send Tax Bills To:
First Tennessee Mtg.
2323 21st Avenue South
Nashville, TN 37212

Map-Parcel Number:
Map 104-06-0-308.00
24W 05575

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **CATHERINE MCTAMANEY AND ROBERT A. MCTAMANEY**, hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **CHARLES W. HEWGLEY, IV**, hereinafter called the Grantee, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being the east parts of Lot Nos. 11 and 12 of Block 2 on the Map of Fairfax Place, as of record in Book 547, pages 137 and 138, Register's Office for said County.

Said parts of said lots adjoin and front together 60 feet on the north side of Belcourt Avenue and run back between lines, 158.45 feet on the west line and 158.38 feet on the east line, to a dead line in the rear on which it measures 50 feet.

Being the same property conveyed to Catherine McTamaney and Robert A. McTamaney, by deed from Margie Floyd Lawson and Patricia Floyd Hilton, co-Executrixes, of the estate of Mildred M. Clifton, deceased, of record in Book 9740, page 770, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Subject property is not the usual place of residence of either of the Grantors or their spouses.

This conveyance is made subject to:

BOOK 11552 PAGE 705

1. 1999 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Matters shown on the Plan of record in Book 547, pages 137 and 138, Register's Office for said County.

3. Rights of tenants in possession.

This is improved property known as 2816 Belcourt Avenue, Nashville, TN 37212.

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; and we covenant with the said Grantee 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 further covenant and bind ourselves, our heirs and assigns, 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 person whomsoever.

WITNESS my hand this 30 day of June, 1999.

Catherine McTamaney

By: ~~Robert Anthony McTamaney, III, Attorney-in-fact~~ CATHERINE MCTAMANEY LAW

Robert A. McTamaney by Catherine McTamaney atty in fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ~~**Robert Anthony McTamaney, III,**~~ CATHERINE MCTAMANEY LAW with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **Attorney-in-fact,** the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 30th day of June, 1999.

Notary Public

My Commission Expires: 5/26/2002

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ~~ROBERT A. MCTAMANEY~~ CATHERINE MCTAMANEY, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 30th day of June, 1999.

Kathy L. Pruett
Notary Public

My Commission Expires: 5/26/2009

060643

"IDENTIF. & REFERENCE

99 JUL -1 AM 11:13

BILL GARNER
DAVIDSON COUNTY REGISTER
DAVIDSON COUNTY, TN.

117657.1

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11552 PAGE 707

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

0606435

IDENTIF. & REFERENCE

99 JUL -1 AM 11:14

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	141000.00
CON TX	521.70
PRFEE	1.00
MHEED	12.00
CFEE	2.00
TOTAL	536.70
CHECK	536.70

07/01/99 01 11:15 0001 6826

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1485274