Maximum Principal Indebtedne.
For Tennessee Recording Tax
Purpose Is $ 130,000.00

RETURN TO:
TRANSCONTINENTAL TITLE CO.
LAKEVIEW RIDGE 11
2630 ELM HILL PIKE, SUITE 100
NASHVILLE, TN 37214
TNIC9952

STATE OF TENNESSEE
COUNTY OF Davidson The actual consideration or value whichever is greater, for this transfer is $ 130,000.00

BOOK 11560 PAGE 868

Affiant

Subscribed and sworn to before me, this 23rd day of June, 1999.

My commission expires: 5/20/02

Notary Public

WARRANTY DEED

Address of New Owner & Send Tax Bills to:	Prepared By: Linda R. Kosack, Atty. 8109 Wikle Road, East Brentwood, TN 37027
805 FAIRWIN AVENUE NASHVILLE, TN 37216	Return To: TransContinental Title Company 2630 Elm Hill Pike, Ste. 100 Nashville, TN 37214

map & parcel no.

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

EDNA P. FITZGERALD

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

LYNDON HAMILTON

hereinafter called the Grantee, his heirs and assigns, a certain tract of land in DAVIDSON County, Tennessee, described as follows:

BEING LOT NO. 40 ON THE PLAN OF ESKRIDGE SUBDIVISION OF PART OF THE W.B. FRANKLIN PROPERTY OF RECORD IN PLAT BOOK 547 AT PAGE 52, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO EDNA P. FITZGERALD, BY WARRANTY DEED FROM LILLY MAI KLEIN, DATED NOVEMBER 25, 1985, AND RECORDED NOVEMBER 27, 1995 IN BOOK 6720, PAGE 389, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Property Address: 805 FAIRWIN AVENUE, NASHVILLE, TN 37216

99 JUL -7 AM 9:21
REGISTER
DAVIDSON COUNTY, TN.

06088633
IDENTIFICATION REFERENCE

$492.00 TAX PAID ON CHECK

This conveyance is made subject to:

1. 19___ taxes, which have been prorated and assumed by Grantee.

2. Restrictive covenants contained in instrument of record in Book _____, page _____, Register's Office for said County.

3. Matters shown on the Plan of record in Plat Book _____, page _____, Register's Office for said County.

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 numbers shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 23rd day of June, 1999.

Edna P. Fitzgerald

State of Tennessee
County of Davidson

On this 23rd day of June, 1999, before me personally appeared Edna P. Fitzgerald to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

Witness my hand and official seal.
My Commission expires:
5/20/02

Notary Public

WARRANTY DEED

The preparer of this Deed makes no representation as to the status of the title of the property described herein, or as to the accuracy of description.

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 11560 PAGE 870

0608633

99 JUL -7 AM 9:21

REGISTER
DAVIDSON COUNTY, TN.

TAX	
	130000.00
TAX	451.00
PRFEE	1.00
RLTED	5.00
CFEE	3.00
TOTAL	492.00
CHECK	492.00

[illegible] 0001 9197

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1487582