WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 150,000.00

Albert A Thweatt, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF July 1999

NOTARY PUBLIC AT LARGE WILLIAMSON CO.

Notary Public

COMMISSION EXPIRES: 3/21/2001 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SETCO, M.A.P. 5120 Virginia Way, Suite C22, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Albert A. Thweatt, Jr.	New Owner	146-15-20
(NAME) 5123 Regent Drive	(NAME)	
(ADDRESS) Nashville TN 37220	(ADDRESS)	
(CITY) (STATE) (ZIP)	(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, William E. Fletcher, a single man

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Albert A. Thweatt, Jr., Susan M. Moore and Albert A. Thweatt

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. 248 on the Plan of Haileywood Estates, Section 8-C, of record in Plan Book 3106, Page 78, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to william E. Fletcher by deed from William Gary Manning and wife, Suzanne S. Manning of record in Book 8769, Page 431, said Register's Office.

This conveyance is subject to the following: Taxes for the year 1999 which has been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 3106, page 78; restrictions of the record in Book 3339, page 54; all of record in the Register's Office for Davidson County, Tennessee.

99 JUL 12 PM 1:45

RECEIVED FOR RECORD

06105567

unimproved ( )
This is improved (X) property, known as 5173 Regent Drive, Nashville, TN 37220
(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 7th day of July 1999

William E. Fletcher by: A. Scott Hubbard his attorney-in-fact
William E. Fletcher

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William E. Fletcher, a single man

the 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 and official seal at Brentwood, Tennessee, this 7th day of July 1999.

Commission expires _____

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

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, A. Scott Hubbard, with whom I am personally acquainted, in his capacity as Attorney-in-Fact for William E. Fletcher, the within bargainor, and who acknowledged that he executed the within instrument as the free act and deed of William E. Fletcher, for the purposes therein contained as Attorney-in-Fact for the same Willima E. Fletcher.

Witness myhand and official seal this the 7th day of July, 1999.

My Commission epxires: 7/27/2002

Notary Public

JULIE N. REED
NOTARY PUBLIC AT LARGE
DAVIDSON CO., TENN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11569 PAGE 29

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

06010567

INSTRUMENT NUMBER REFERENCE

99 JUL 12 PM 1:45

REGISTER
DAVIDSON COUNTY, TN

[illegible] 150000.00
[illegible] TX 555.00
[illegible] 1.00
[illegible] 8.00
[illegible] 2.00
TOTAL 566.00
[illegible] 566.00

[illegible] 13:47 0001 1286

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1489637