RETURN TO: Prepared by
TRANSCONTINENTAL TITLE CO.
LAKEVIEW RIDGE 11
2630 ELM HILL PIKE, SUITE 100
NASHVILLE, TN 37214
TNI10510

Maximum Principal Indebtedness For Tennessee Recording Tax Purpose is $ 105,000.00

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value whichever is greater, for this transfer is $ 105,000.00

Affiant

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

My commission expires _____

Notary Public

LARA D. BUNDY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

My Commission Expires May 13, 2003

WARRANTY DEED

BOOK 11573 PAGE 302

Address of New Owner & Send Tax Bills to:	**Prepared By:** Linda R. Kosack, Atty. 8109 Wikle Road, East Brentwood, TN 37027
3114 LARKSPUR DR NASHVILLE, TN 37207	**Return To:** TransContinental Title Company 2630 Elm Hill Pike, Ste. 100 Nashville, TN 37214

map & parcel no. 60/3/51

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,

LESTER MCCLAIN

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

MICHAEL THOMAS

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

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 32 ON THE PLAN OF OAK PARK SUBDIVISION, AS OF RECORD IN BOOK 3600, PAGE 84, REGISTER'S OFFICE FOR SAID COUNTY.

BEING THE SAME PROPERTY CONVEYED TO LESTER MCCLAIN BY WARRANTY DEED FROM RICARDO HENRY SMITH AND WIFE, ONEKKI SMITH, DATED JANUARY 26, 1999, AND RECORDED JUNE 10, 1999 IN BOOK 11523, PAGE 160, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Property Address: 3114 LARKSPUR DR, NASHVILLE, TN 37207

RECEIVED FOR RECORD
99 JUL 15 AM 9:29
RECORDED
IN BOOK TRL

06111773

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 30 day of June, 1999.

State of Tennessee
County of Davidson

On this 30 day of June, 1999, before me personally appeared Lester McClain 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~~ free act and deed.

Witness my hand and official seal,
My Commission expires:

LARA D. BUNDY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN
My Commission Expires May 13, 2003

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 _____

BOOK 11573 PAGE 304

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

06111773

99 JUL 15 AM 9:29

CAMT
103000.00
DON TX 386.50
PRFEE 1.00
MOTX 0.00
CFEE 2.00
TOTAL 399.50
CHECK 399.50
07:32 0001 2589

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1490922