THIS INSTRUMENT PREPARED BY: **George E. Mudter, Jr., Esq.** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **(615) 383-4429** **FTEC File No. 16647** **File Box 9-B**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for ~~this transfer is~~ $145,000.00 Affiant Subscribed and sworn to before me, this 9th day of July, 1999. Notary Public My Commission Expires: My Commission Expires SEPT. 23, 2000

WARRANTY DEED

Address New Owner(s): DON M. KIMBROUGH 3103 B Wellington Avenue Nashville, Tennessee 37212	Send Tax Bills to SOUTHEASTERN MORTGAGE OF TN 115 29th Avenue South Nashville, Tennessee 37212	Tax Information: 104-6-D 4.00 CO 21W5935

BOOK 11573 PAGE 540

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, JULAINE FIALA AND HUSBAND GORDON FIALA, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to DAN M. KIMBROUGH AND WIFE, CHERYL P. KIMBROUGH, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 3103 B Wellington Avenue, Nashville, Tennessee 37212.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 9th day of July, 1999.

Julaine Fiala by Starling Davis Attorney-in-Fact
JULAINE FIALA
BY: STARLING DAVIS, ATTORNEY-IN-FACT BY POWER OF ATTORNEY RECORDED SIMULTANOUSLY HEREWITH

Gordon Fiala by Starling Davis, Attorney-in-Fact
GORDON FIALA
BY: STARLING DAVIS, ATTORNEY-IN-FACT BY POWER OF ATTORNEY RECORDED SIMUTANEOUSLY HEREWITH

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, STARLING DAVIS, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for the said JULAINE FIALA AND HUSBAND, GORDON FIALA and is authorized by the said JULAINE FIALA AND HUSBAND, GORDON FIALA to execute this instrument on their behalf.

Witness my hand, at Office, this 9th day of July, 1999.

Notary Public

My Commission Expires: _____

BOOK 11573 PAGE 541

Land in Davidson County, Tennessee, being Unit 4 on the Plan of Revised Condominium Site Plan for Wellington Place of record in Plat Book 5200, page 488, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of The Wellington Place Homeowners' Association, a horizontal property regime established by Master Deed and By-Laws of record in Book 5994, page 119, re-recorded in Book 5999, page 356, said Register's Office.

Being the same property conveyed to Julaine Fiala and husband, Gordon Fiala by deed from Ronald B. Chapman of record in Book 8703, page 255, said Register's Office.

This conveyance is made subject to: (1) 1999 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 5994, page 119, re-recorded in Book 5999, page 356; (3) Charter of record in Book 5999, page 247; and (4) All matters appearing on the Plan of record in Plat Book 5200, page 488, said Register's Office.

EXHIBIT "A"

20011834
RECEIVED FOR RECORD AND ENTERED IN MY OFFICE
ON THE 15 DAY OF JUL 15 AM 10:22
RECORDED IN BOOK NO. 11573
PAGE NO. 541
MY TEL.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11573 PAGE 542

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

06118 34

99 JUL 15 AM 10:22

REGISTER
DAVIDSON CO. TN.

DEED 145000.00
CO TX 536.50
PRFEE 1.00
MISC 8.00
CFEE 2.00
TOTAL 547.50
CHECK 547.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1490987