PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: wilkins.ivey@home.com

BOOK 11576 PAGE 78

W & I Ref: (sk) Title No: 41020
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
W. Michael Hamilton Patricia Gail Walker 3603 Hoods Hill Road Nashville, TN 37215	Suntrust Bank, Nashville, N.A. 201 Fourth Avenue North Nashville, TN 37219

TAX MAP-PARCEL NUMBERS: 117-10-058

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 649,500.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Charles A. Walworth and spouse, Patricia A. Walworth,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **W. Michael Hamilton and spouse, Patricia Gail Walker,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot Nos. 14 & 15 Block C on the Plan of Woodmont Property of G.A. Puryear of record in Plat Book 843, page 62, Register's Office for said County.

SAID Lot Nos. 14 & 15 Block C fronts and adjoin 200 feet on the westerly margin of Hoods Hill Road and extends back between parallel lines 225 feet to a dead line in the rear.

BEING the same property conveyed to Charles A. Walworth and wife, Patricia A. Walworth by deed from J. Stewart Bronaugh, Jr., and wife, Molly P. Bronaugh of record in Book 7793, page 121, Register's Office for said County. By Quitclaim Deed of record in Book 9150, page 35, said Register's Office , subject property was conveyed to Charles A. Walworth and wife, Patricia A. Walworth as tenants in common. By Quitclaim Deed of record in Book 9819, page 183, said Register's Office, subject property was conveyed to Charles A. Walworth and wife, Patricia A. Walworth.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 1999, and subsequent years; All matters shown on the Plat, of record in Plat Book 843, Page 62, said Register's Office and easement for sanitary sewers of record in Book 4083, page 867, said Register's Office.

This is improved property, known as: 3603 Hoods Hill Road, Nashville, TN 37215

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

BOOK 11576 PAGE 79

WITNESS THE EXECUTION HEREOF this 15th day of July, 1999.

Charles A. Walworth **Patricia A. Walworth**

State of Tennessee
County of Davidson

On this 15th day of July, 1999, before me the undersigned authority, personally appeared **Charles A. Walworth** and **Patricia A. Walworth**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 649,500.00

Affiant

Sworn and subscribed before me on the 15th day of July, 1999.

My Commission Expires: NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

06125507

RECEIVED FOR REFERENCE

99 JUL 16 PM 1:42

REGISTER'S OFFICE

RECORDED IN BOOK 11576 PAGE 77 AND RE-RECORDED IN BOOK 11576 PAGE 79

Wldoc: Deed Wty—12/92

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 11576 PAGE 80

12507

06 JUL 16 PM 1:42

REGISTER'S OFFICE
DAVIDSON CO. TN.

& REFERENCE

DAMT	
	649500.00
CON TX	2403.15
PRFEE	1.00
MBEED	8.00
CFEE	2.00
TOTAL	2414.15
CHECK	2414.15

07/16/99 01 13:45 0001 3356

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1491681