STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 108,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF July 19 99

Notary Public

MY COMMISSION EXPIRES: 6-4-02
(AFFIX SEAL)

BOOK 11576 PAGE 500

JOSEPH K. GREGORY NOTARY PUBLIC ROBERTSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

Linda S. Harris & Associates, 213 Ward Circle, Suite 200, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clayton B. Magness	Titan Mortgage	172
(NAME)	(NAME)	
205 Collinwood Court		8A
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee		118CO
(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, Steven C. Weldon and wife, Debra J. Weldon

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Clayton B. Magness, unmarried

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 Davidosn County, Tennessee, being Lot. No. 118 on the Plan of Hunters Branch, Section 2-A, as of record in Book 6250, page 819, said Register's Office.

SAID Lot No. 118 fronts 46.45 on the northeasterly margin of the turnaround of Collinwood Corner and runs back 119.03 feet on the northwest lot line and runs back 90.00 feet on the south lot line to a line in the rear which measures 85.61 feet thereon.

Being the same property conveyed to Steven C. Weldon and wife, Debra J. Weldon by deed from James E. Carlton and wife, Sonja A. Carlton, as joint tenants with right of survivorship of record in Book 8142, page 715, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

The Plan of record in Book 6250, page 819, Register's Office for Davidson County, Tennessee shows an Owners Certificate, a 20/10/5 foot minimum building setback line from Front/Rear/Sides of said lot.

A 10 foot Nashville Electric Service; 10 foot telephone easement on rear of said lot.

Subject to restrictions of record in Book 6601, page 7, and Book 6815, page 77, said Register's Office.

unimproved ( )
This is improved (X) property, known as 205 Collinwood Court, Nashville, Tennessee
(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 our hand S this 13th day of July 19 99

Steven C. Weldon 7/13/99

Debra J. Weldon 7/13/99

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Steven C. Weldon and wife, Debra J. Weldon

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 13th day of JULY 1999.

Commission expires 11.27.99

NOTARY PUBLIC AT LARGE

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ 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 _____ 19_____ .

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

On this, _____ day of _____, 19 ____, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____, 19 ____

My commission expires _____

_____
Notary Public

My Commission Expires NOV. 27, 1999

DAVIDSON COUNTY, TENN.

RECEIVED FOR RECORD
99 JUL 16 PM 3:22
MAIL TAX PAID
413.93
RECORDED BY
RECORDING FEE

06126881

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

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0612681
IDENTIFICATION REFERENCE

99 JUL 16 PM 3:22
RECEIVED
REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

	AMT
	108900.00
CON TX	402.93
PRFEE	1.00
MDEED	8.00
CFEE	2.00
TOTAL	413.93
CHECK	413.93

07/16/99 01 15:25 0001 3532

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1491857