RETURN TO: Prepared by
TRANSCONTINENTAL TITLE CO. RETU
LAKEVIEW RIDGE 11 CONTIN E CO.
2630 ELM HILL PIKE, SUITE 100 AKEVIE 1
NASHVILLE, TN 37214 ELM HILL SUITE 100
ASHVILL N 37214

Maximum Principal Indebtedness For Tennessee Recording Tax Purpose Is $ 54,000.00

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value whichever is greater, for this transfer is $ 54,000.00

BOOK 11577 PAGE 730

Affiant

Subscribed and sworn to before me, this 6 day of July 1999, 1999.

My commission expires:

JENNY STICHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

WARRANTY DEED

Address of New Owner & Send Tax Bills to:	**Prepared By:** Linda R. Kosack, Atty. 8109 Wikle Road, East Brentwood, TN 37027
1722 BUCHANON COURT NASHVILLE, TN	**Return To:** TransContinental Title Company 2630 Elm Hill Pike, Ste. 100 Nashville, TN 37214

map & parcel no. 81/10/15

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,

SONYA D. STINSON

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

ROSE M. PITTS

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. 26, ON THE PLAN OF CUMBERLAND GARDENS, SECTION VI, OF RECORD IN BOOK 3106, PAGE 117, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 28 FRONTS 50 FEET ON THE EAST SIDE OF BUCHANAN COURT, AND EXTENDS BACK 1127. FEET OH THE NORTH LINE AND 113.1 FEET ON THE SOUTH LINE, TO A DEAD LINE IN THE REAR ON WHICH IS MEASURED 50 FEET.

BEING THE SAME PROPERTY CONVEYED TO CLARA PERRY JOHNSON BY DEED FROM SONYA DENISE STINSON DATED APRIL 30, 1996 IN BOOK 10032 PAGE 776.
BEING THE SAME PROPERTY CONVEYED TO SONYA D. STINSON, BY SUCCESSOR TRUSTEE'S DEED FROM GARY R. THOMPSON, DATED SEPTEMBER 18, 1998, AND RECORDED OCTOBER 5, 1998 IN BOOK 11143, PAGE 650, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Property Address: 1722 BUCHANON COURT, NASHVILLE, TN

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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 6 day of July, 1999.

Tonya D. Stinson

State of Tennessee
County of Davidson

On this 6 day of July, 1999, before me personally appeared Tonya D. Stinson 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 her free act and deed.

Witness my hand and official seal,
My Commission Expires

JENNY STICH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

REFERENCE
99 JUL 19 PM 12:44
8006190

WARRANTY DEED

The preparer of this Deed makes no representation as to the status of the title of the property

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 11577 PAGE 732

0613008

REFERENCE

99 JUL 19 PM 12:44

[illegible] 5,000.00
[illegible] TX 157.50
[illegible] FEE 1.00
[illegible] 3.00
[illegible] 2.00
TOTAL 210.50
CHECK 210.50
[illegible] 0001 3503

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1492219