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

TN 1999 0397

Maximum Principal Indebtedness
For Tennessee Recording Tax
Purpose is $ None

STATE OF TENNESSEE
COUNTY OF Davidson The actual consideration or value whichever is greater, for this transfer is $ 27,000

Affiant

Subscribed and sworn to before me, this 20th day of May, 1999.

My commission expires: 5/20/02

Notary Public

WARRANTY DEED

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Address of New Owner & Send Tax Bills to:	Prepared By: Linda R. Kosack, Atty. 8109 Wikle Road, East Brentwood, TN 37027
720 29TH AVE N NASHVILLE, TN 37208	Return To: TransContinental Title Company 2630 Elm Hill Pike, Ste. 100 Nashville, TN 37214

map & parcel no. 92/16/564

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,

LELAND D. WATTS

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

BENJAMIN HILL

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. 17 ON THE PLAN OF J.W. TURNER SUBDIVISION OF LOT 21-BOYD MCNAIRY PLAN, OF RECORD IN BOOK 57, PAGE 129, REGISTER'S OFFICE FOR SAID COUNTY

BEING THE SAME PROPERTY CONVEYED TO LELAND D. WATTS BY WARRANTY DEED FROM B.L.C. INVESTMENTS, INC., DATED APRIL 1, 1998, AND RECORDED APRIL 30, 1998 IN BOOK 10908, PAGE 124, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Property Address: 720 29TH AVE N, NASHVILLE, TN 37208

99 JUL 19 AM 12:47

RECEIVED & RECORDED

06130114

This conveyance is made subject to:

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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 20th day of May, 1999.

State of Tennessee
County of Davidson

On this 20th day of May, 1999, before me personally appeared Leland Dennis 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 his free act and deed.

Witness my hand and official seal.
My Commission expires:

5/20/02

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 _____

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

06130114

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RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1492225