file box 52

BOOK 11579 PAGE 504

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 133,000.00

Carol Allyson Reeves
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12 DAY OF July 1999

JUDY A. LEHMAN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Judy A. Lehman
Notary Public

MY COMMISSION EXPIRES: 3-30-03
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carol Allyson Reeves (NAME)	Southeastern Mortgage of TN (NAME)	MAP 104-05
3910 Murphy Road (ADDRESS)	115 29th Ave., South (ADDRESS)	PARCEL 6
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Nashville, TN 37212 (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, Yolanda M. Hamm and husband, Regie Hamm

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carol Allyson Reeves

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 Davidson County, Tennessee, being Lot No. 21 and the easterly 17.5 feet of Lot No. 22 on the Plan of West Grove Subdivision, of record in Book 421, page 85, Register's Office for Davidson County, Tennessee.

Said Lot No. 21 and part of Lot No. 22 adjoin and front together 67.5 feet on the northerly margin of Murphy Road (formerly Minnesota Avenue) and extend back between parallel lines 104.4 feet to an alley in the rear.

Being the same property conveyed to Yolanda M. Hamm and husband, Regie Hamm, by deed from Joe Stephen Forrester and wife, Elaine B. Forrester, of record in Book 10167, page 958, said Register's Office.

This conveyance is subject to (a) 1999 real property taxes which have been prorated and assumed by the grantee(s); and (b) all matters appearing on the plan of record in Book 421, page 85, said Register's Office.

93 JUL 20 PM 3:03

06130 REFERENCE

unimproved ( )
This is improved (X) property, known as 3910 Murphy Road, Nashville, Tennessee 37209
(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 hands this 12 day of July 1999

Yolanda M. Hamm

Regie Hamm

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 Yolanda M. Hamm and husband, Regie Hamm

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 Nashville, Tennessee, this 12th day of July 1999.

Commission expires LARGE

Notary Public

STATE OF TENNESSEE
COUNTY OF

My Commission Expires JAN. 27, 2001

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

My commission expires _____

_____
Notary Public

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

06130610

REFERENCE

99 JUL 20 PM 3:14

BOOK 11579 PAGE 506

CAPT
133000.00
CON TX 492.10
PRFEE 1.00
MBEED 8.00
CFEE 2.00
TOTAL 503.10
CHECK 503.10
07/20/99 01 09:15 0001 4540

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1492851