WARRANTY DEED

BOOK 11585 PG. 19

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 24th DAY OF June 1999

Notary Public

MY COMMISSION EXPIRES: January 29, 2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Brentwood, Inc, 5111 Maryland Way, Suite 205, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jimmy L. Thomason	Jimmy L. Thomason	MAP 199-5
(NAME)	(NAME)	
203 Lutie Street	203 Lutie Street	PARCEL 291
(ADDRESS)	(ADDRESS)	
Nashville, TN 37210	Nashville, TN 37210	6 DA 14163
(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, Oscar Osteen Beckham and James B. Beckham, Jr. and Sybil Beckham White heirs to the Estate of James B. Beckham a/k/a James B. Beckham, Sr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jimmy L. Thomason and wife, Arlene M. Thomason

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:

BEING Lot No. 72, on the Plan of Re-Subdivision of cetain blocks in Cumberland Nurseries' plan of lots, of record in Plat Book 161, Page 139, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to James B. Beckham and wife, Mary E. Beckham by deed from Zula Mai Reaves, a widow, of record in Book 2024, page 518, Register's Office for Davidson County, Tennessee. Mary E. Beckham predeceased James B. Beckham, vesting property to him as the surviving spouse. James D. Beckham, a/k/a James D. Beckham, Sr., also having siced died leaving his property to his three (3) childred, OSCAR OSTEEN BECKHAM, SYBIL BECKHAM WHITE AND JAMES B. BECKHAM, JR. by Will of record in Will Book 148, Page 53, Probate Court Clerk's Office for Davidson County, Tennessee.

This is the same description as in previous deeds of record.

This conveyance is subject to 1999 taxes, prorated and assumed by the Grantee; all matters as set out on the plan of record in Book 161, page 139, said Register's Office; any and all easements located on the premises; and parties in possession.

NOTE: This is not the primary residence of any of the Grantors. [illegible] CHECK 142.00

unimproved ( )
This is improved (X) property, known as 203 Lutie Street, Nashville, TN 37210
(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 24th day of June 1999

Oscar Osteen Beckham
By: Oscar Osteen Beckham by Sybil Beckham White Sybil Beckham White
Sybil Beckham White, Attorney-in-fact Sybil Beckham White POA.

James B. Beckham, Jr.
By: James B. Beckham, Jr. by Sybil Beckham White, POA.
Sybil Beckham White, Attorney-in-fact

BOOK 11585 PG. 20

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sybil Beckham White, heir of James B. Beckham a/k/a James B. Beckham, Sr.

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 24th day of June, 19 99

Commission expires 1/29/2000

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Sybil Beckham White with whom I am personally acquainted and who upon her oath(s) acknowledged she is the attorney-in-fact for Oscar Osteen Beckham and James B. Beckham, Jr. respectively of the heirs of James B. Beckham, a/k/a James B. Beckham, Sr. the within named bargainor, and that she as such attorney-in-fact being authorized so to do, execute the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 24th day of June 19 199 .

My commission expires 1/29/2000

Notary Public

06150541
RECORDED IN ABSENTIA
99 JUL 23 AM 10:22

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

0615051; REFERENCE

93 MAR 23 AM 10:22

BOOK 11585 PG. 21

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1494397