File Box 8

99 JUL 29 PM 2:04
HILL GAMBLE REGISTER
DAVIDSON COUNTY TN

IDENTIF. ➔ REFERENCE 06176.45

This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

SEND TAX BILL TO:
Mortgagee

ADDRESS NEW OWNER:
David G. Sinko et ux
485 Hogan Road
Nashville, Tennessee 37220

BOOK 11594 PG. 688

MORTGAGEE:
Union Planters Bank, National Assoc.
1 Burton Hills Blvd.
Nashville, TN 37215

MAP **146-16**
GROUP
PARCEL **26.00**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEES", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Janice Livesay Simpson, married (f/k/a Janice M. Livesay)** hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does transfer and convey unto **David G. Sinko and wife, Susan Dey Sinko**, 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. 77 on the Plan of Brentwood Hall, Section 4, of record in Book 2083, page 90, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Janice M. Livesay (n/k/a Janice Livesay Simpson) by Quitclaim Deed from Frank N. Livesay, III of record in Book 8772, page 687, Register's Office for Davidson County, Tennessee. Said property being previously conveyed to Frank M. Livesay, III and wife, Janice M. Livesay of record in Book 5103, page 125, said Register's Office.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 1999 and subsequent years.

This is improved property known as 485 Hogan Road, Nashville, Tennessee 37220.

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, GRANTOR does covenants with the said "GRANTEES" that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, "GRANTOR", does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said "GRANTEES", and their heirs and assigns, against the lawful claims of all persons whomsoever. Whereever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Charles Simpson, spouse of Janice Livesay Simpson, hereby joins in this conveyance transferring all his right, title, and interest in said proerty, marital or otherwise.

345.65 CHECK 0101 07/29 0353

WITNESS our hands this the 27th day of July, 1999.

Janice Livesay Simpson
Janice Livesay Simpson

Charles Simpson
Charles Simpson

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Janice Livesay Simpson and Charles Simpson,** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 27th day of July, 1999.

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 9/23/2000

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $144,500.00

AFFIANT

Subscribed and sworn to before me on this 27th day of July, 1999.

NOTARY PUBLIC

My Commission Expires:

My Commission Expires 9/18/99

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

0617645
IDENTIF. ↑ REFERENCE

99 JUL 29 PM 2:04

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

BOOK 11594 PG. 690

CAMT	
	144500.00
CON TX	534.65
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	545.65
CHECK	545.65

07/29/99 01 14:09 0001 8934

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1497184