Box 2

BOOK 11596 PAGE 263

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 85,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF July 19 99

Notary Public

MY COMMISSION EXPIRES: 3/10/2003
(AFFIX SEAL)

BETTY HODGES NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN. My Commission Expires 3/10/2003

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jessica Jetton	First American National Bank	MAP: 160-14-B
(NAME)	(NAME)	
5756 Brentwood Trace	First American Center	
(ADDRESS)	(ADDRESS)	
Brentwood, Tennessee 37027	Nashville, TN 37237	PARCEL: 156.00
(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, Ouina B. Fletcher

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jessica Jetton and Della B. Reid

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 Unit No. 5756, on the Plan of Brentwood Trace Condominiums, Phase 1, of record in Book 5200, page 261, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Ouina B. Fletcher, unmarried by deed from Stephen P. McLean, unmarried of record in Book 6807, page 53, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 1999 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 5200, page 261; master deed of record in Book 5524, page 415, and Book 5545, page 410; by-laws in Book 5524, page 424 and Book 5537, page 988; all of record in the Register's Office for Davidson County, Tennessee.

99 JUL 30 PM 2:08
PAID GARNETT REGISTER
DAVIDSON COUNTY, TN.

0618085
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 5756 Brentwood Trace, Brentwood, Tennessee 37027
(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 my hand this 23rd day of July, 19 99

Ouina B. Fletcher
Ouina B. Fletcher

5427 08/30/99 02:08:01 RECEIPT
227.25

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 Ouina B. Fletcher

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 23rd day of July 19 99.

Commission expires 3/10/2003

Notary Public

NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN. My Commission Expires 3/10/2003

STATE OF TENNESSEE
COUNTY OF

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 _____ 19_____ .

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

Ouina B. Fletcher

TO

Jessica Jetton and Della B. Reid

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

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

0618085
IDENTIF. ↑ REFERENCE

99 JUL 30 PM 2:08

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

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CAMT	85500.00
CON TX	316.35
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	327.35
CHECK	327.35

07/30/99 01 14:14 0001 9427

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1497667