0618322

IDENTIF. & REFERENCE

BOOK 11596 PAGE 984

This Instrument Was Prepared By:
Davis & Jordan, PC
5210 Maryland Way, #202
Brentwood, TN 37027

99 JUL 30 PM 3:40

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, cash in hand paid, by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged, **CHARLES J. WATERSTON AND WIFE, PEGGY F. WATERSTON.**, ("Grantors") has bargained and sold, and does hereby bargain, sell and convey unto Diane Carrier ("Grantee) the following described real estate located in Davidson County, Tennessee, more particularly described as follows:

A CERTAIN PARCEL OF LAND IN TH 13TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE DESCRIBED AS FOLLOWS TO-WIT:

BEING LOT NO. 19 ON THE PLAN OF THE SECOND RESUBDIVISION OF THE BRANSORD-MCWHIRTER SUBDIVISION OF THE ALLISON PLACE AS OF RECORD IN BOOK 332, PAGE 20, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 19 FRONTS 50 FEET ON THE SOUTHERLY SIDE OF FORREST AVENUE AND EXTENDS BACK BETWEEN PARALLEL LINES 150 FEET TO AN ALLEY.

THIS BEING THE SAME PROPERTY CONVEYED TO CHARLES J. WATERSTON AND WIFE, PEGGY F. WATERSTON BY WARRANTY DEED OF TENNESSEE INVESTMENT LTD., A TENNESSEE PARTNERSHIP WHOSE PARTNERS ARE CHARLES J. WATERSTON, PAUL M. BOYD, JR., FRANCIS G. KAYLOR AND DAVID R. RICHARDSON DATED MAY 2, 1997 AND RECORDED MAY 21, 1997 IN BOOK 10461, PAGE, 425, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to all encumbrances, easements, restrictive covenants and other matters of public record as may affect the property.

This property is known as 1006 Forrest Avenue, Nashville, Tennessee, 37206

TO HAVE AND TO HOLD The aforesaid tract or parcel of land with appurtenances, estate title and interest thereto belonging to the Grantees, its (their) successors and assigns in fee simple forever.

Grantor does hereby covenant with the Grantees that the Grantor is lawfully possessed of said land in fee simple, the Grantor has good right to sell and convey same; that the same is unencumbered except as noted herein and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

WITNESS the signature of the Grantor this 23rd day of July, 1999.

WILLIAM DAVIS NOTARY PUBLIC AT DAVIDSON COUNTY, TENN. My Commission Expires JAN. 27, 2001

Charles J. Waterston

Peggy F. Waterston

STATE OF TENNESSEE)
) SS
COUNTY OF DAVIDSON)

I, Notary Public in and for said county and state, do hereby certify that Charles J. Waterston and wife, Peggy F. Waterston personally appeared before me and is known or proved to me to be the person who being informed of the contents of the foregoing instrument has executed same and acknowledged said instrument to be their free and voluntary act and deed and that they executed said instrument for the purposes and uses therein set forth.

Witness my hand and official seal this 23rd day of July, 1999.

WILLIAM DAVIS NOTARY PUBLIC AT DAVIDSON COUNTY, TENN. My Commission Expires June 27, 2001

Notary Public

k:\atty4\capital\wise\warranty.deed

07/30/99 0101 03:40 PM CHECK 566.00

My Commission Expires: 1-27-2001

STATE OF TENNESSEE)
) SS
COUNTY OF DAVIDSON)

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$150,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Charles J. Wilson Peggy F. Weberston

Affiant

Subscribed and sworn to before me this 23rd day of July, 1999.

W. WILLIAM DAVIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

Commission Expiration: 1-27-2001

My Commission Expires JAN. 27, 2001

RETURN TO:

W. William Davis
Davis & Jordan, PC
Maryland Way, #202
Brentwood, TN 37027

SEND TAX BILLS TO:

1006 Forrest Ave.
Nashville, Tenn. 37206

PROPERTY ADDRESS:

1006 Forrest Avenue
Nashville, Tennessee 3720765210

MAP PARCEL NUMBER
83-9-130

k:\atty4\capital\wise\warranty.deed

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11596 PAGE 986

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

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IDENTIF. ↑ REFERENCE

99 JUL 30 PM 3:40

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	150000.00
CON TX	555.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	566.00
CHECK	566.00

07/30/99 01 15:45 0001 9669

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1497909