This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

BOOK 11607 PAGE 124

ADDRESS NEW OWNER:
Fred R. Bracey and Sheryl G. Bracey
112 Choctaw Drive
Hendersonville, TN 37075

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 72-6
PARCEL 54

15DA-06135

WARRANTY DEED

2157 08/05 0101 03CHECK 218.20

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 of which is hereby acknowledged, we, Donald Ray Bayless and Glenda Diane Ladd, Co-Trustees for the devisees of the Will of Hilary A. Bayless, deceased, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Fred R. Bracey and wife, Sheryl G. Bracey, as tenants by the entirety, 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. 21, on the Plan of Maynor Place, of record in Plat Book 843, Page 24, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Donald Ray Bayless and Glenda Diane Ladd, as Co-Trustees, by Quitclaim Deed from Roy Ensley Bayless, Donald Ray Bayless, Morris Wayne Bayless, Paul Harvey Bayless, David Lee Bayless, Glenda Diane Ladd, Milton Alan Bayless, Jimmy Albert Bayless, Jr., Kathy Bayless Haley and Lesia Bayless Meador, devisees of the Will of Hilary A. Bayless, Probate Court, 99P-226, of record in Book 11514, Page 711, Register's Office for Davidson County, Tennessee.

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

This Property is conveyed "AS IS, WHERE IS" and is subject to any and all easements of record.

Taxes for 1999 have been pro-rated and assumed by Grantee(s).

The Executrix joins herein for the purpose of warranting to the grantees that she shall defend this estate for all taxes and debts whatsoever.

This is improved property known as 914 Maynor Drive, Nashville, TN, 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Fred R. Bracey and wife, Sheryl G. Bracey, their heirs and assigns, forever; and we, Donald Ray Bayless and Glenda Diane Ladd, Co-Trustees 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 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 29th day of July, 1999.

Donald Ray Bayless, Co-Trustee

Glenda Diane Ladd, Co, Trustee
and as Executrix under the Last Will and Testament

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Donald Ray Bayless and Glenda Diane Ladd 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, and who further acknowledged that they are the Co-Trustees of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this the 29th day of July, 1999.

Notary Public

My Commission expires: 1/27/2001

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Glenda Diane Ladd, and as Executrix under the Last Will and Testament of Hilary A. Bayless, 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, and who further acknowledged that she is the Executrix of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this the 29th day of July, 1999.

Notary Public

My Commission expires: 1/27/2001

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 56,000.00

AFFIANT

Subscribed and sworn to before me this 29th day of July, 1999.

NOTARY PUBLIC
My Commission Expires: 1/27/2001

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

0620637
IDENTIF. ↑ REFERENCE

99 AUG -5 AM 8:57

HILL GWINN REGISTER
DAVIDSON COUNTY, TN.

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

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0620637

IDENTIF. & REFERENCE

99 AUG -5 AM 8:57

REGISTER
DAVIDSON COUNTY, TN.

CAMT	56000.00
CON TX	207.20
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	218.20
CHECK	218.20

08/05/99 01 09:03 0001 2157

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1500359