File: Box 9B
First Title and Escrow
Company, Inc.

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: wilkins.ivey@home.com

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5-B

W & I Ref: (gj) Title No: 41090
Dav. Co. File: Box 8

#16542

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Donald R. Barnett Cathy M. Souder 4918 Tyne Valley Road Nashville, TN 37220	(NEW OWNERS)

TAX MAP-PARCEL NUMBERS: 146-6-52

99 AUG 6 PM 2:08

RECEIVED FOR RECORD AND RECORDED IN OFFICIAL RECORDS OF DAVIDSON COUNTY, TN

062144 35

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 1195000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **James L. Hamling and spouse, Kathleen K. Hamling,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Donald R. Barnett and spouse, Cathy M. Souder,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

1999 08/04 0101 03CHECK 4432.50

LAND in Davidson County, Tennessee, being Lot No. 12 on the Plan of Treemont of record in Book 6250, pages 895-897, Register's Office for said County.

SAID Lot No. 12, which is a corner lot, fronts 216.98 feet on the broken northerly margin of Overton Court and fronts 288.7 feet on the easterly margin of Tyne Valley Blvd., said frontages being joined by a curve having a length of 38.68 feet, and extends back 322.59 feet on the broken northerly line and 318.26 feet on the easterly line to a point of intersection.

BEING the same property conveyed to James L. Hamling, by deed from Dream Builders, Inc., of record in Book 9099, page 588, said Register's Office.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 1999 and subsequent years; The Plan of record in Book 6250, pages 895-897, Register's Office for Davidson County, Tennessee, shows an Owner's Certificate, minimum building setback lines shown as a designated building area and a 20 foot easement for public utility and drainage purposes along the easterly line of said lot, together with an 8 inch sewer line lying therein and a 10 foot drainage purposes across the easterly portion of said lot; Subject to a 20 foot easement for public utility and drainage purposes along the northerly line of said lot; The Declaration Covenants, Conditions and Restrictions of record in Book 6833, page 594, Book 6833, page 601, Book 8259, page 498, Book 6833, page 609, Book 6833, page 620 and to the matters set forth in the reference plan of record, which sets forth assessments, liens and other matters and to which reference is hereby made for more particulars.

This is improved property, known as: 4918 Tyne Valley Road, Nashville, TN 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 Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 29th day of July, 1999.

James L. Hamling **Kathleen K. Hamling**

State of Tennessee
County of Davidson

On this 29th day of July, 1999, before me the undersigned authority, personally appeared **James L. Hamling** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: My Commission Expires MAR 24, 2001 Notary Public

State of Tennessee
County of Davidson

On this 29th day of July, 1999, before me the undersigned authority, personally appeared **Kathleen K. Hamling**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: Oct 14, 2002 Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 1195000.00

Affiant

Sworn and subscribed before me on the 29th day of July, 1999.

Notary Public

My Commission Expires: 6-4-2001

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

0621435

IDENTIFICATION REFERENCE

99 AUG -6 PM 2:08

CAMT	1195000.00
CON TX	4421.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	4432.50
CHECK	4432.50

08/06/99 01 14:14 0001 2991

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1501184