This instrument prepared by:
MID-STATE TITLE & ESCROW, INC.
JAMES T. OGLESBY, ATTORNEY, 128 HOLIDAY COURT, SUITE 125, FRANKLIN, TN 37064

BOOK 11612 PAGE 912

JU

SEND TAX STATEMENTS TO:

FIRST Federal BANK
P.O. Box 1910
TUSCALOOSA AL
35403

NAME OF MORTGAGEE:

SUSAN E. JONES
605 BARLIN DR
NASHVILLE TN 37221

MAP 142-10-0-B, GROUP ____, PARCEL 78

ADDRESS NEW OWNERS:

Susan E. Jones
605 Barlin Drive
Nashville, TN 37221

BOX 50-B

~~PREPARED BY:~~ RETURN TO:
BANKERS TITLE & ~~ESCROW CORP.~~
3310 WEST END AVE.
NASHVILLE, TN 37203

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF ONE HUNDRED TWENTY TWO THOUSAND NINE HUNDRED & NO/100 ($122,900.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, Stevan Pekovich and wife, Verda Darlene Pekovich and Stevan R. Pekovich and wife, Kirstin Pekovich has this day bargained and sold and does hereby transfer and convey unto Susan E. Jones, unmarried, his/her/their/its heirs, successors or assigns, the following described property:

Land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 78 as shown on the Plan of Belle Pointe, Phase II, a Planned unit development, as of record in Book 6250, page 797, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Stevan R. Pekovich and Stevan Pekovich by warranty deed of Mark A. Fly of record in Book 8984, page 179, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the said lands, with the improvements and appurtenances thereunto belonging to the said Susan E. Jones, unmarried, his/her/their/its heirs, successors or assigns, forever.

AND GRANTOR COVENANTS with the said Susan E. Jones, unmarried, that it is lawfully seized and possessed of said land, in fee simple, has a good right to convey it, and that it is unencumbered, except as follows:

1. 1999 Metropolitan Davidson County Taxes constitute a lien against said property but are not yet due and payable. Said taxes have been prorated as of the date of this instrument with grantors paying said prorata part thereof to grantees who will be responsible for the payment of said taxes when they become due and payable. Map 142-10B Group 78CO

2. Declaration of covenants, conditions and restrictions of record in Book 6689, page 772, Book 6702, page 409, Book 6770, page 814, Book 6774, page 774, and Book 6862, page 292, said Register's Office.

3. Matters appearing on the plan of record in Book 6250, page 797, Register's Office of Davidson County, Tennessee.

4. Articles of Incorporation of Belle Pointe Homeowners Association of record in Book 8016, page 858, Register's Office of Davidson County, Tennessee.

5. Charter of Belle Pointe Homeowners Association of record in Book 6762, page 261, Register's Office of Davidson County, Tennessee.

6. By-Laws of Belle Pointe Homeowners Association of record in Book 6689, page

783, Book 7409, page 224, Book 7851, page 215 and Book 9319, page 443, Register's Office of Davidson County, Tennessee.

7. Easement for common area of record in Book 6774, page 776, Register's Office of Davidson County, Tennessee.

AND GRANTOR FURTHER COVENANTS and binds itself, his/her/their/its successors and representatives, to warrant and forever defend the title to said property, to the said Susan E. Jones, unmarried, his/her/their/its heirs, successors or assigns, against the lawful claims of all persons whomsoever.

Witness our signatures on this the 30th day of July, 1999.

Stevan Pekovich

Stevan Pekovich

By: Yvette Lyn Meldrum Atty in fact

Yvette Lyn Meldrum, Attorney-in-fact

Verda Darlene Pekovich

Verda Darlene Pekovich

By: Yvette Lyn Meldrum

Yvette Lyn Meldrum, Attorney-in-fact

Stevan R. Pekovich Atty in fact

Stevan R. Pekovich

By: Yvette Lyn Meldrum

Yvette Lyn Meldrum, Attorney-in-fact

Kirstin Pekovich Atty in fact

Kirstin Pekovich

By: Yvette Lyn Meldrum

Yvette Lyn Meldrum, Attorney-in-fact

Atty in fact

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Yvette Lyn Meldrum, Attorney in Fact for Stevan Pekovich and wife, Verda Darlene Pekovich and Stevan R. Pekovich and wife, Kirstin Pekovich, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument on behalf of and as Attorney in Fact for the said Stevan Pekovich and wife, Verda Darlene Pekovich and Stevan R. Pekovich and wife, Kirstin Pekovich, as the free act and deed of the said Stevan Pekovich and wife, Verda Darlene Pekovich and Stevan R. Pekovich and wife, Kirstin Pekovich and for the purposes therein contained; said Power of Attorney of record in Book 11612, page 908, and Book 11612, page 916, Register's Office of Davidson County, Tennessee.

Witness my hand and official seal at Franklin, Tennessee, on this the 30th day of July, 1999.

(SEAL)

Notary Public

My Commission Expires: 2-28-2001

0622350

IDENTIF. + REFERENCE

99 AUG 10 AM 8:51

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $122,900.00.

Sworn to and subscribed before me, on this the 30th day of July, 1999.

(SEAL)

, Notary Public

My Commission Expires:

5-14-03

7988 08/10 0101 03CHECK 469.73

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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0622350
IDENTIF. ↑ REFERENCE

99 AUG 10 AM 8:51
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	122900.00
CON TX	454.73
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	469.73
CHECK	469.73

08/10/99 01 08:50 0001 3988

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1502167