BOX 50-B

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

BOOK 11612 PAGE 927

THIS INSTRUMENT PREPARED BY:
George E. Mudter, Jr., Esq.
2000 Richard Jones Road
Suite 110
Nashville, Tennessee 37215
(615) 383-4429

FTEC File No. 16684
File Box 9-B

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: $477,500.00

Affiant

Subscribed and sworn to before me, this 9th day of August 1999

Notary Public

My Commission Expires:

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
MR/MRS MARK T. VANDIVER	SUNTRUST MORTGAGE CORP.	MAP 117-05
3620 Hampton Avenue		PARCEL 057.00
Nashville, Tennessee 37215		FB# 07DA241220

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, SARAH A. HAMLIN AND HUSBAND, FRANK M. HAMLIN WHO JOINS IN THE EXECUTION OF THIS INSTRUMENT FOR THE PURPOSE OF CONVEYING ANY INTEREST HE MAY HAVE IN THE SUBJECT*, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to MARK T. VANDIVER AND WIFE, LETITIA H. VANDIVER, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 3620 Hampton Ave., Nashville, TN 37215

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 9th day of August, 1999.

SARAH A. HAMLIN

FRANK M. HAMLIN
BY SARAH A. HAMLIN AS ATTORNEY-IN-FACT

* PROPERTY BY VIRTUE OF HIS MARRIAGE TO THE SAID SARAH A. HAMLIN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, SARAH A. HAMLIN, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 9th day of August, 1999.

My Commission Expires:

Notary Public

GEORGE E. MUDTER, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

WARDEED

My Commission Expires SEPT. 29, 2000

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, Sarah A. Hamlin, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for the said Frank A. Hamlin and is authorized by the said Frank A. Hamlinto execute this instrument on his behalf.

Witness my hand, at Office, this 9th day of August, 1999.

GEORGE E. MUDTER, JR.
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires:

0622353
IDENTIF. + REFERENC
99 AUG 10 AM 8:58
JILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

EXHIBIT "A"

Land in Davidson county, Tennessee, being Lot No. 23 on the Plan of Henry Sperry Subdivision, as of record in Plat Book 974, page 21, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Sarah A. Hamlin, married by deed from Eric Van Morris and wife, Trudy Lynn Morris of record in Book 10583, page 995, said Register's Office.

This conveyance is made subject to: (1) 1999 Taxes, which have been prorated and assumed by the Grantees; (2) Easements of record in Book 3944, page 91; and (3) All matters appearing on the Plan of record in Plat Book 974, page 21, said Register's Office.

991 08/10 0101 03CHECK 1781-75

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11612 PAGE 930

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

0622353
IDENTIF. ↑ REFERENCE

99 AUG 10 AM 8:58

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

	CAMT
	477500.00
CON TX	1766.75
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	1781.75
CHECK	1781.75

08/10/99 01 08:57 0001 3991

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1502170