This instrument was prepared by:
Leroy Johnston Ellis, IV, Attorney
306 Gay Street, Suite 200
Nashville, TN 37201
file#

box# 28-B

BOOK 11614 PAGE 235

WARRANTY DEED

ADDRESS NEW OWNER(S)	SEND TAX BILLS TO:	MAP / PARCEL NO.
Michael J. Westerbeck, & Merrie Westerbeck 225 GArwood Drive Nashville, Tennessee 37210	Fidelity Mortgage, Inc. 8044 Montgomery Road, Ste. 400 Cincinnati, OH 45236	119-02-0 / 89.00

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by Michael J. Westerbeck and wife, Merrie Westerbeck, and other good and valuable consideration, the receipt of which is hereby acknowledged,

We, **CHARLES E. LINK** and wife, **RENA F. LINK**, the GRANTORS herein, have bargained and sold, and by these presents do transfer and convey unto:

MICHAEL J. WESTERBECK and wife, **MERRIE WESTERBECK**, the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 44 on the plan of Cunningham Heights, of record in Plan Book 2331, page 76, Register's Office for said County.

Said Lot No. 44 fronts 62.22 feet on the southerly margin of Garwood Drive and extends back 180.0 feet on the easterly line and 145.83 feet on the westerly line to a dead line in the rear, measuring 80.15 feet thereon.

Being the same property conveyed to Charles E. Link and wife, Rena F. Link by deed from Chris R. Lauper and sister, Edna L. Lauper of record in Book 5145, page 220, Register's Office for Davidson County, Tennessee.

4426 08/10 0101 03CHECK 277.40

The above description is the same as in the previous deed of record.

The actual consideration or value for this transfer is $ 72000.00 .

Affiant

STATE OF TENNESSEE)
COUNTY OF Davidson)

SWORN TO AND SUBSCRIBED before me this 30th day of July, 1999.

NOTARY PUBLIC

My Commission Expires: 3-23-02

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. We 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 the same is unencumbered, unless otherwise herein set out:

1999 Property taxes are to be prorated and assumed by the GRANTEE.
Restrictions of record in Book 2480, page 455, Register's Office, Davidson County.

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.

This is improved property known as: 225 Garwood Drive, Nashville, TN. 37210.

Witness our hands this 30th day of July 1999.

Charles E. Link

Rena F. Link

99 AUG 10 PM 2:47
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE

062716

9907-2(

STATE OF TENNESSEE }
COUNTY OF Davidson }

Personally appeared before me, Margaret R. Means, a Notary Public in and for said County and State, the within named Charles E. Link and Rena F. Link the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument, for the purposes therein contained.

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

NOTARY PUBLIC

My Commission Expires: 3-23-02

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WARRANTY

DEED

From: ***Charles E. Link***
and wife,
Rena F. Link

To: ***Michael J. Westerbeck***
and wife,
Merrie Westerbeck

Property:

225 Garwood Drive
Nashville, TN. 37210

This Instrument was Prepared by:

Leroy Johnston Ellis IV
Attorney at Law
306 Gay Street, Suite 200
Nashville, Tennessee 37201
(615) 256-5003

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11614 PAGE 237

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

06227767
IDENTIF. & REFERENCE

99 AUG 10 PM 2:47

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	72000.00
CON TX	266.40
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	277.40
CHECK	277.40

08/10/99 01 14:46 0001 4426

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1502602