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
W & I Ref: (cmw) Title No: 41087
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
EMILY L. DAHLGREN 3000 Hillsboro Place, #48 Nashville,TN 37215	COUNTRYWIDE HOME LOANS, INC. 718 Thompson Lane , Suite 114 Nashville, TN 37204

TAX MAP-PARCEL NUMBERS: 117-03-A-048 07DA 75146

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Eugene D. Seroka, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto EMILY L. DAHLGREN, 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:**

LAND in Davidson County, Tennessee, being Lot No. 113 on the Plan of Woodland Hills Phase Two, Section One, of record in Book 7900, page 408, said Register's Office.

SAID Lot No. 113 fronts 57.85 feet on the southwesterly margin of Bruner Court and extends back 150.27 feet on the northwesterly line and 122.24 feet on the southeasterly line to a dead line in the rear, measuring 96.07 feet thereon.

BEING the same property conveyed to Vicki D. Palmer, unmarried, by deed from W. L. Bainbridge, Inc., of record in Book 10614, page 804, 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, with Owner's Certificate, of record in Plat Book 7900, Page 408, said Register's Office, which Plan shows minimum setback lines 10 foot easement for public utility and drainage purposes along the rear line(s) 2.5 X 25 foot utility anchor easement located on the northeasterly front corner of said lot and 10 foot easement for sanitary sewer purposes along the front line of said lot; Restrictive covenants of record in Book 9055, page 943, said Register's Office.

This is improved property, known as: 3000 Hillsboro Place, #48, Nashville, TN 37215

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 on August 2, 1999.

X _____
Eugene D. Seroka

State of Tennessee
County of Davidson

On August 2, 1999, before me the undersigned authority, personally appeared Eugene D. Seroka, 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.

SHAWN E. KUDRIK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: _____

_____
Notary Public

My Commission Expires MAY 28, 2000

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 127,500.00

_____
Affiant

Sworn and subscribed before me on August 16, 19 99.

_____
Notary Public

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
EXP. 5-28-2000

0625318
IDENTIFICATION REFERENCE

99 AUG 17 PM 1:37

ALL GARRETT REGISTER
DAVIDSON COUNTY, TN.

7156 08/17 0101 03CHECK 482.75

Widoc: Deed Wty QDoc

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11622 PAGE 812

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

0625318

IDENTIF. ↑ REFERENCE

99 AUG 17 PM 1:37

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT
127500.00
CON TX 471.75
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 482.75
CHECK 482.75

08/17/99 01 13:37 0001 7156

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1507399