BOOK 11626 PAGE 159

STATE OF TENNESSEE

COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 131,800.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE

15th DAY OF July , 1999

Notary Public

MY COMMISSION EXPIRES

OFFICIAL SEAL
BRENDA J. VICK
NOTARY PUBLIC - STATE OF TENNESSEE
SUMNER COUNTY
My Comm. Expires November 26, 2001

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Rodney L. Beverstein and Toni M. Beverstein (NAME) 348 View Ridge Drive (STREET ADDRESS OR ROUTE NUMBER) Goodlettsville, Tennessee 37072 (CITY) (STATE) (P.O. ZIP)	Tucker Federal Bank d/b/a Prime Lending (NAME) P. O. Box 211788 (STREET ADDRESS) Augusta, Ga 30917-1788	10-57

99 AUG 19 AM 11:07

IDENTITY & REFERENCE

06261193

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, John R. Grisham, married HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rodney L. Beverstein and Toni M. Beverstein, husband and wife, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 34, on the plan of Section One, Ridgeview, as shown on plat of record in Plat Book 5200, Page 356, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to John R. Grisham, unmarried by Deed of Record in Book 8003, Page285, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.
The above legal description is the same as that contained in the previous deed of record.
Deborah Suzanne Grisham joins in this conveyance for the purpose of conveying an interest she may have in said property, particularly marital interest.

unimproved ( )

B085 05/19 0101 03CHECK 495.70

This is improved (XX) property, known as 348 View Ridge Drive, Goodlettsville, TN 37072.

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

Witness my/our hand(s) this 15th day of July, 1999.

John R. Grisham

Deborah Suzanne Grisham

STATE OF TENNESSEE

COUNTY OF Davidson } BOOK 11626 PAGE 160

Personally appeared before me, the undersigned , a Notary Public in and for said County and State, the within named John R. Grisham and Deborah Suzanne Grisham 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, this 15th day of July, 1999.

Commission expires _____ _____
Notary Public

OFFICIAL SEAL
BRENDA J. VICK
NOTARY PUBLIC - STATE OF TENNESSEE
SUMNER COUNTY
My Comm. Expires November 25, 2001

STATE OF TENNESSEE

COUNTY OF Davidson }

Before me, the undersigned , a Notary Public within and for the State and County aforesaid, personally appeared John R. Grisham and _____ with whom I am personally acquainted and who upon (his/their several oaths) acknowledged (himself/themselves) to be the _____ __ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he/they) as such _____ _ and _____ , being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____ , and attesting the same by the said _____ as such _____

Witness my hand and official seal at office on this the 15th day of July, 1999.

Commission expires _____ _____
Notary Public

STATE OF TENNESSEE

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named _____ _____, attorney-in-fact for _____, with whom I am personally acquainted, and who acknowledged that ____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the attorney-in-fact of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 15th day of July, 1999.

My Commission Expires:_____ _____
Notary Public

Prepared by &
Return to Smith.Sholar.Associates.PLLC.
P.O. Box 663
Gallatin, TN 37066
(615) 452-5282

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11625 PAGE 161

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

0626193
IDENTIF. # REFERENCE

99 AUG 19 AM 11:07

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT
131000.00
CON TX 484.70
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 495.70
CHECK 495.70

08/19/99 01 11:06 0001 8085

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1504118