Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #99-1523

WARRANTY DEED

BOOK 11623 PAGE 659

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 Kevin McGinn, and spouse Cynthia Lynn McGinn, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Todd M. Spurgeon, and spouse Chrystal P. Spurgeon, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in County, Tennessee, described as follows: To Wit:

Land in Davidson County, Tennessee, being Lot number 44 on the Plan of Brookside Courts, Addition Four, Section Four, of record in Book 2083, Page 59, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Kevin McGinn and Cynthia Lynn McGinn by deed of record in Book 11444, Page 409, Registers office for said County.

8216 08/19 0101 03CHECK 595.60

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

99 AUG 19 PM 2:02
RECEIVED
IN REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
062 0301

This is improved property, known as: 801 Kendall Drive, Nashville TN 37209.

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 covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has 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. Wherever 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 THE EXECUTION HEREOF this 16th day of August, 1999

Kevin McGinn

Cynthia Lynn McGinn

By Kevin McGinn her Attorney in Fact

State of Tennessee)
County of Davidson)

On this 16th day of August, 1999, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Kevin McGinn individually and as attorney in fact for Cynthia Lynn McGinn, the bargainor(s), 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.

Notary Public

My Commission Expires: 9-29-2007

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 158,000.00.

Affiant

Sworn and subscribed before me on this the 16th day of August, 1999.

Notary Public

My Commission Expires: 9-29-2007

NEW OWNER:
Todd M. Spurgeon
801 Kendall Drive
Nashville, TN 37209

RESPONSIBLE FOR TAX PAYMENT:
Cendant Mortgage Corporation
6000 Atrium Way
Mt Laurel, NJ 08054

TAX MAP-PARCEL #:
103-10-7

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

BOOK 11625 PAGE 661

0626301
IDENTIF. ↑ REFERENCE

99 AUG 19 PM 2:02

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	158000.00
CON TX	584.60
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	595.60
CHECK	595.60

08/19/99 01 14:01 0001 8216

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1504247