RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) 38231 FILE BOX "7"

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 125,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 25TH DAY OF AUGUST, 1999

Notary Public

MY COMMISSION EXPIRES: 9/28/2002

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires SEPT. 28, 2002

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

ADDRESS OF NEW OWNER AS FOLLOWS:
MATTHEW C. CHIAMES AND
REGINA M. WARNER
3018 Brightwood Avenue
Nashville, Tennessee 37212

SEND TAX BILLS TO:
S A M E

MAP-PARCEL #
117-8-34
16DA 1305

99 SEP -2 AM 10:08
DAVIDSON COUNTY, TENN.
REGISTER'S OFFICE

RECEIPT #
REFERENCE
063155 6

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 **I, PATSY HALEY STANN**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MATTHEW C. CHIAMES AND REGINA M. WARNER, BOTH UNMARRIED PERSONS, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP,**

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:

MTG TAX 473.50

BEING Lot No. 17 in the Map showing Subdivision of Lots 11, 12, 13, 14 and 15 in Belmont Annex No. 1, as of record in Plan Book 421, Page 154, of the Register's Office of Davidson County, Tennessee.

SAID Lot No. 17 fronts 50 feet on the easterly side of Brightwood Avenue and extends back in an easterly direction 185 feet on the north line and 181.5 feet on its south line to a dead line, and measures on said line 54.25 feet.

BEING the same property conveyed to Patsy Haley Stann, by Will from Patsy Davenport Haley in Book 9469, Page 728; by Affidavit of Heirship of record in Book 9593, Page 928; and by deed from Ernest W. Benz to Maude Haley, since deceased, of record in Book 913, page 126, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as **3018 Brightwood Avenue, Nashville, Tennessee 37212**
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. 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 MY HAND THIS THE 25th DAY OF AUGUST, 1999.

Patsy Haley Stann AKA Patsy H. Stann
PATSY HALEY STANN

by Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, THE WITHIN NAMED

the bargainor with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 25 **day of** August, **1999.**

NOTARY PUBLIC

My Commission Expires: 9/28/2002

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 25TH day of August, 1999, before me personally appeared **JAMES TALLEY** to me known to be the person who executed the foregoing instrument in behalf of **PATSY HALEY STANN**
As her Attorney-in-Fact, and acknowledged that he executed the same as the free act and deed of the said **PATSY HALEY STANN** , as though she had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 25th day of August, 1999.

NOTARY PUBLIC

My Commission Expires: 9/28/2002

ALAN L. SATURN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires SEPT 28, 2002

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

0631556

IDENTIFICATION REFERENCE

99 SEP -2 AM 10:08

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN

BOOK 11646 PAGE 435

CHMT	125000.00
CON TX	462.50
FRFEE	1.00
MTGFD	8.00
CFEE	2.00
TOTAL	473.50
CHECK	473.50

09/02/99 01 10:08 0001 3874

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1511916