RECORD AND RETURN TO:
SATURN & MAZER
File Box "7"
SP 38228

PREPARED BY:
Lender's Title & Escrow LLC
501 Corporate Centre Drive, Suite 460
Franklin, Tennessee 37067

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155-3-B-33

WARRANTY DEED

THIS INDENTURE is made and entered into this **27th** day of **August, 1999** by and between **Mary Lee Dunn, aka Mary E. Lee, and Stephen F. Dunn, husband and wife** , herein after referred to as GRANTOR, and **Sandra L. Flock** , herein after referred to as GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES, all of GRANTOR'S right, title and interest in the following described property lying in City of **Nashville,** County of **Davidson,** State of Tennessee, more particularly described as follows:

BEING LOT NO. 33 on the plan of River Park Estates, of record in Plat Book 6250, page 658 and 659, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description thereof.

BEING THE SAME PROPERTY CONVEYED to Mary E. Lee and Stephen F. Dunn by Warranty Deed from Dennis Eskina and spouse Cheryl Eskina of record in Book 9327, page 176, Register's Office for Davidson County, Tennessee.

This is improved property known as: 7209 River Junction Drive, Nashville, Tennessee 37221

[illegible] 714.00

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession thereto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS MY HAND on the day and year first above written.

Mary Lee Dunn
Signature of Seller

Stephen F. Dunn
Signature of Seller

99 SEP -2 AM 10:52
[illegible] REGISTER
DAVIDSON COUNTY, TN.

[illegible] REFERENCE

06316 32

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INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Mary Lee Dunn, aka Mary E. Lee, and Stephen F. Dunn, husband and wife** , the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **27th** day of **August, 1999.**

Notary Public

My Commission Expires: 3/17/2002

EVE C. SCHROEDER NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Name and Address of Property Owner:
Sandra L. Flock
7209 River Junction Drive, Nashville, Tennessee 37221

Send Tax Statements to:
FT Mortgage Companies
P.O. Box 80140, Atlanta, Georgia 30366

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$190,000.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me, a Notary Public, this **27th** day of **August, 1999.**

Notary Public

My Commission Expires: 9/28/2002

ILAIN L. SATURDAY NOTARY PUBLIC AT LARGE COUNTY, TENN.

RETURN TO:

Lender's Title & Escrow LLC
501 Corporate Centre Drive, Suite 460
Franklin, Tennessee 37067
99-1-224

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

0631632

IDENTIFICATION REFERENCE

99 SEP -2 AM 10:52

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN

CAMT	190000.00
CON TX	703.00
PRFEE	1.00
UDEED	8.00
CFEE	2.00
TOTAL	714.00
CHECK	714.00

09/02/99 01 10:52 0001 3954

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1511995