[ADDRESS NEW OWNER:] [SEND TAX BILLS TO:] [MAP-PARCEL NO.]

Aman Kwaga, married	New Owners	
3706 Folkstone Dr.		MAP:136-16
Antioch Tennessee 37013		
		PARCEL: 4

[This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont]
[Boulevard, Suite 115, Nashville, Tennessee 37205 99-08-9640 26B]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged. Eckhardt Realty Corporation, a Tennessee Corporation, Trustee for Terry Cheatham Land Trust (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto, Aman Kwaga, married (The "Grantee"), his heirs and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit

Being Lot No. 76A on the Plan of Chelsea of Priest Lake, Section 1-A, Zone Lot Division of Lots 74-77 of record in Book 6250, page 36, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Eckhardt Realty Corporation, a Tennessee Corporation, Trustee for Terry Cheatham Land Trust from Real Investment Inc. by Warranty Deed as of record in Book 11041, page 433, for said Register of Deeds Office for said County.

This conveyance is subject to:

1. **Taxes for the year 1999 and subsequent years,**
2. **Plan of record in Book 6250, page 36, for said Register of Deeds Office for said County.**
3. **Restrictive Covenants of record in Book 6213, page 806, for said Register of Deeds Office for said County.**

This conveyance is subject to a Deed of Trust executed by Terry S. Cheatham and wife, Jana Karise Cheatham to Fleet Mortgage of record in Book 9292, page 325, said Register's Office for Davidson County, Tennessee. Grantee herein agrees to assume and pay. Grantee herein agrees to assume and pay.

This is improved property known as 3706 Folkstone Drive, Nashville TN. 37013.

99 SEP 7 AM 8:49
FEE REGISTER
DAVIDSON COUNTY, TN.

063278
TOGETHER WITH REFERENCE

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON
[
[The actual consideration or value, whichever is greater for this
[transfer is $61,807.06.

Affiant

[Subscribed and sworn to before me this
[2nd day of September, 1999.

Notary Public

[My Commission Expires: 1-25-2003

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, his heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 2nd day of September, 1999.

Eckhardt Realty Corporation, a Tennessee Corporation,
Trustee for Terry Cheatham Land Trust

By _____
Robert J. Notestine III., President

5268 09/07 01:01 03CHECK 239.68

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 Robert J. Notestine III, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged himself to be the President of **Eckhardt Realty Corporation, a Tennessee Corporation**, and that he as such President executed the within instrument for the purposes therein contained , by signing the name of the corporation by himself as President.

WITNESS my hand and official seal at Nashville, Tennessee, this 2nd day of September, 1999.

_____
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

My Commission Expires: 1-25-2003

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11651 PAGE 663

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

06328878

IDENTIF. A REFERENCE

99 SEP -7 AM 10:44

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	61807.00
CON TX	228.68
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	239.68
CHECK	239.68

09/07/99 01 10:43 0001 5268

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1513285