WARRANTY DEED

MELODY A. HAYES NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

BOOK 11657 PAGE 701

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,000.00

Derek J. Tellier
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF September 1999

Melody A Hayes
Notary Public

MY COMMISSION EXPIRES: 8/5/2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
CASTLEMAN TITLE & ESCROW, INC., 213 A Ward Circle, Brentwood, Tennessee 37027 mail

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Derek J. Tellier	AMSOUTH BANK	MAP 149-09
(NAME)	(NAME)	
708 Bowfield Court	2050 PARKWAY OFFICE CIRCLE	PARCEL 20
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	BIRMINGHAM, AL 35244	2DU 22875
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, David Helton and wife, Tracy Woodroof Helton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Derek J. Tellier and wife, Amy C. Tellier

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. 21 on the Plan of Debra Heights, Section Three, of record in Plat Book 4175, Page 6, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to David Helton and wife, Tracey Woodroof Helton by deed from Ronald W. Moe, unmarried of record in Boook 9894, page 179, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 1999 and subsequent years, and to restrictions and easements of record.

unimproved ( )
This is improved (X) property, known as 708 Bowfield Court, Antioch, Tennessee 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 our hand s this 3rd day of September, 1999

David Helton
David Helton

Tracy Woodroof Helton
Tracy Woodroof Helton

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David Helton and wife, Tracy Woodroof Helton

the bargainor S, 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 and official seal at Brentwood, Tennessee, this 3 day of September 1999.

Commission expires 8/5/2002

MELODY A. HAYES NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENN.

Melody A. Hayes
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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 at _____ on this the _____ day of _____.

My commission expires _____

_____
Notary Public

06346608
[illegible] REFERENCE
99 SEP 10 PM 2:42
REGISTER
D.C. [illegible] COUNTY, TN.
0150 09/10 0101 03CHECK 325.50

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11657 PAGE 703

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

06346608

CROSS REFERENCE

99 SEP 10 PM 2:42

REGISTER
DAVIDSON COUNTY, TN.

			CAMT	85000.00
			CON TX	314.50
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	325.50
			CHECK	325.50
09/10/99	01	14:45	0001	7130

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1515123