After Recording Return To:
Residential Title & Escrow Corp.
599 W. Sam Ridley Parkway, Suite 107
Smyrna, Tennessee 37167

BOOK 11662 PAGE 685

----------SPACE ABOVE THIS LINE FOR RECORDING INFORMATION----------

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten and 00 100 Dollars cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **JOYCE AUSTIN BARNETT and husband, KEN BARNETT** (hereinafter referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey unto, **RICHARD L. POND JR., unmarried** (hereinafter referred to as "Grantee") their heirs and assigns, forever, that certain parcel of real estate located in Davidson County, State of Tennessee, and being described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 115 on the Plan of Battlewood, Section II, as of record in Book 1835, pages 95 and 96, Register's office for said County, and described as follows:

Beginning at a point in the northerly margin of Wildview Drive at the corner of Lots 115 and 116; thence with the line between said lots northwardly 147.95 feet to a point; thence eastwardly 161.6 feet to a point in the westerly margin of Drummond Drive; thence with the margin of the same southwardly 119.93 feet to the beginning of a curve; thence around said curve southwestwardly 39.27 feet to a point in the northerly margin of Wildview Drive; thence with the margin of the same, southwestwardly 118.64 feet to the beginning.

Being the same property conveyed to Joyce Austin Barnett by deed from Lela A. Lewis Mills and Narmel C. Mills, Jr., dated October 22, 1987, recorded November 2, 1987, Book 7392, page 429, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to matters shown on plan of record in Book 1835, pages 95 and 96, and restrictive covenants of record in Book 2022, page 400, Register's Office for Davidson County, Tennessee, and to any and all existing easements and restrictions of record.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, to forever warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns, against the lawful claims of all person, whomsoever.

Witness our hands this 13th day of September, 1999.

Joyce Austin Barnett
JOYCE AUSTIN BARNETT

Ken Barnett
KEN BARNETT

09/15 0101 03CHECK 286.65

99 SEP 15 AM 10:28

REGISTER

0635951

MAP REFERENCE

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Joyce Austin Barnett and Ken Barnett, the within named bargainor(s), to me personally known (or proved to me on the basis of satisfactory evidence) to be the person(s) named in and who executed the foregoing instrument, and who acknowledged the execution of same to be their free act and deed.

Witness my hand and official seal this 13th day of September, 1999.

Notary Public
My Commission Expires: 03-17-2003

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

The actual consideration or value, whichever is greater, for this transfer is $74,500.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 13th day of September 1999.

Notary Public
My Commission Expires: 03-17-2003

MAP AND PARCEL NUMBERS: Map 119-12-0 Parcel 130.00

ADDRESS NEW OWNER:
Richard L. Pond Jr.
905 Drummond Drive
Nashville, TN 37211

MORTGAGEE:
HomeAlliance Mortgage Company
404 BNA Drive, Suite 307
Nashville, TN 37217

SEND TAX BILLS TO: New Owner

THIS INSTRUMENT PREPARED BY:
Residential Title & Escrow Corp.
599 W. Sam Ridley Parkway, Suite 107
Smyrna, Tennessee 37167

OFFICIAL RECEIPT

BILL GARRETT

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11662 PAGE 687

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

0635951

REFERENCE

99 SEP 15 AM 10:29

CAMT	74500.00		
CON TX	275.65		
PRFEE	1.00		
WDFEE	8.00		
CFEE	2.00		
TOTAL	286.65		
CHECK	286.65		
09/15/99	01	10:32 0001	8543

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1516516