WARRANTY DEED

BOOK 11673 PAGE 54

STATE OF TENNESSEE
COUNTY OF SUMNER
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ [illegible]

Kevin J. Harris
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF September 1999

Angela R Burkeen
Notary Public

MY COMMISSION EXPIRES 6/9/2002
(AFFIX SEAL)

ANGELA R BURKEEN NOTARY PUBLIC SUMNER COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Title Escrow-Robertson County, 2784-A Highway 31W, White House, Tennessee 37188

mail

MAP-PARCEL NUMBERS
MAP 17 LARGE
PARCEL 99.00
10D 05655

My Commission Expires JUNE 9, 2002

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	
Kevin J. Harris	Regions Mortgage, Inc.	
(NAME)	(NAME)	
2837 Lower Walkers Creek Road	605 South Perry Street	
(ADDRESS)	(ADDRESS)	
Goodlettsville, Tennessee 370	Montgomery, AL 36104	
(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, Joshua D. Patterson and wife, Laurie Ann Patterson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kevin J. Harris, unmarried

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:

SEE ATTACHED EXHIBIT A

06388765
DEED & REFERENCE
99 SEP 23 AM 11:04
BILL BURNETT REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 2837 Lower Walkers Creek Road, Goodlettsville, Tennessee 37072
(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 17th day of September 1999

Joshua D. Patterson

Laurie Ann Patterson

99/09/23 0101 03CHECK 256.98

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Joshua P. Patterson and wife, Laurie Ann Patterson

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 White House, Tennessee, this 17th day of September, 1999.

Commission expires 6/9/2002

Angela R. Burkeen
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ 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

ANGELA R. BURKEEN NOTARY PUBLIC LARGE COUNTY TENN

My Commission Expires June 30, 2002

EXHIBIT A

TRACT ONE: A portion of land in the 10th Civil District of Davidson County, Tennessee, on Lower Walkers Creek Road, and more particularly described according to a survey as follows: BEGINNING at a point in the middle of Lower Walkers Creek Road, common corner with Trotter property; thence following the center line of Lower Walkers Creek Road, North 71 deg. East 471 feet to a point; thence North 26 deg. West 90.50 feet to an old fence line; thence following the old fence line South 71 deg. 30 ' West 268 feet to a point in the Allen property; thence between this property and the property already owned by Stampfill South 55 deg. West 209 feet to a point; thence South 32 deg. East 36.40 feet to the point of beginning.

TRACT TWO: A tract of land in the 10th Civil District of Davidson County, Tennessee, being more particularly described according to a survey as follows: BEGINNING at an iron pin north of Lower Walkers Creek Road, said iron pin being southwest corner of this tract of land in the easterly line of Ernest E. Burns, et ux, appearing of record in Deed Book 6367, page 115, Register's Office for Davidson County, Tennessee, said iron pin being North 25 deg. 03' 50" East 10.67 feet from the northerly margin of said road being the southeast corner of said Burns and continuing as follows: thence with the line of said Burns North 25 deg. 03' 50" West 205.91 feet to an iron pin being the northwest corner of this tract of land and being a corner to Chris Gingles, et ux, appearing of record in Deed Book 7463, page 447 in the Register's Office for Davidson County, Tennessee; thence with the line of siad Gingles North 52 deg. 26' 10" East 205.91 feet to an iron pin being the northeast corner of this tract of land; thence continuing with the line of said Gingles South 25 deg. 03' 50" East 205.91 feet to an iron pin being the corner to said Gingles and Margaret Stampfill, appearing of record in Deed Book 4883, page 501, in the Register's Office for Davidson County, Tennessee; thence with the line of said Stampfill South 52 deg. 26' 10" West 205.91 feet to the point of beginning.

Being the same property conveyed to Joshua D. Patterson and Laurie A. Brown by deed from Tim W. Preston of record in Book 10401, Page 844, Register's Office, Davidson County, Tennessee.

Laurie A. Brown and Laurie Ann Patterson is one in the same person.

This is the same description as in previous deed of record.

This conveyance is made subject to that portion of the property extending into the center of Lower Walkers Creek Road.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11673 PAGE 57

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

06387765

IDENTIF. & REFERENCE

99 SEP 23 AM 11:04

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	65400.00
CON TX	241.98
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	256.98
CHECK	256.98

09/23/99 01 11:07 0001 1559

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1519497