0642046
IDENTIFICATION REFERENCE
99 OCT -4 AM 8:49
MICHAEL GRISSOM REGISTER
DAVIDSON COUNTY, TN.

This document was prepared by:
Ronald H. Bice, Jr., Attorney
4515 Harding Road, Suite 103
Nashville, TN 37205

BOOK 11685 PAGE 879

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS: SEND TAX BILLS TO: MAP PARCEL #

CRISWELL FREEMAN, ET UX — SAME — 131-14-0 076.00
4722 Benton Smith Road
Nashville, TN 37215

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), cash in hand paid by **CRISWELL FREEMAN and wife, ANGELA FREEMAN,** and other good and valuable consideration accepted as cash, the receipt of all of which is hereby acknowledged, I, **BEVERLY G. NELSON, EXECUTRIX of the ESTATE OF JAMES S. HAMER**, have this day bargained and sold, and do hereby transfer and convey unto the said **CRISWELL FREEMAN and wife, ANGELA FREEMAN,** the Grantees herein, their heirs, successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

> Land in Davidson County, Tennessee, being Lot No. 341, Section 8, on the Plan of Seven Hills, as shown on plat of record in Plat Book 3300, page 14, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.
> Being the same property conveyed to James S. Hamer and wife, Millye K. Hamer, by deed of record in Book 4199, page 131, Register's Office for Davidson County, Tennessee. The said Millye K. Hamer having predeceased her husband and the said James S. Hamer having since died leaving a Last Will and Testament recorded in Will Book 225, page 632, of the Probate Court for Davidson County, Tennessee, which empowers the Executrix of the Estate, Beverly G. Nelson, to convey the subject property.
>
> This is improved property known as 4722 Benton Smith Road, Nashville, TN 37215.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, their heirs and assigns forever. And we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as follows:

1999 county taxes are a lien against the property, but are not yet due and payable. Said taxes have been withheld from Grantors at closing and Grantees will be responsible for paying 1999 property taxes when they become due.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their heirs and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and use of any gender shall be applicable to all genders.

Witness my hand this 16th day of Sept., 1999.

Beverly G. Nelson
Beverly G. Nelson, Executrix of
The Estate of James S. Hamer

50% 00/0/0101 03CHECK 936-00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater for this transfer is $ 250,000.00 . Subscribed and sworn to before me, this the 16th day of SEPTEMBER, 1999.

AFFIANT

NOTARY PUBLIC

My commission expires: 11-24-2000

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ronald H. Bice, Jr., a Notary Public in and for said County and State, **BEVERLY G. NELSON, the duly appointed Executrix of the Estate of James S. Hamer,** the within named bargainor, with whom I am personally acquainted, and who acknowledged that she in her capacity as Executrix of the Estate executed the within instrument for the purposes therein contained by signing her name as Executrix of the Estate of James S. Hamer.

Witness my hand and official seal at Nashville, Tennessee, this 16th day of SEPTEMBER, 1999.

NOTARY PUBLIC

My commissions expires: 11/24/2001

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

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BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	250000.00
CON TX	925.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	936.00
CHECK	936.00

10/04/99 01 08:52 0001 5046

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1522938