BOOK 11699 PAGE 909

FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 73,500.00

Gwendolyn M. Fletcher
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
8th DAY OF October 19 99

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Patricia Nicholls
Notary Public

MY COMMISSION EXPIRES: March 24, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gwendolyn M. Fletcher	First Union Mortgage Corporation	MAP #81-3
(NAME)	(NAME)	
1204 Cecilia Street	1100 Corporate Center Drive	PARCEL #175
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208	Raleigh, NC 27607-5066	
(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, The Nashville Homestead Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gwendolyn M. Fletcher, 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:

LAND in Davidson County, Tennessee, being the easterly 31 feet of the southerly part of Lot No. 5 and the westerly 69 feet of the southerly part of Lot No. 4 in the Plan of Buena Vista, as of record in Book 57, Page 26, of the Register's Office for said County.

Said parts of Lots No. 4 and 5 adjoin and front together 100 feet on the northerly side of Spring Street (now Cecilia Street) and runs back between parallel lines 150 feet more or less to a proposed alley.

BEING the same property conveyed to The Nashville Homestead Corporation by Quitclaim Deed from the Metropolitan Development and Housing Agency, of record in Book 11699, Page 907, Register's Office for said County.

This conveyance is subject to any and all existing restrictions and easements of record.

99 OCT 12 PM 2:22
JILL GRIFFITH REGISTER
DAVIDSON COUNTY, TENN.

RECEIVED FOR REFERENCE
45777

unimproved ( )
This is improved (X) property, known as 1204 Cecilia Street, Nashville, TN 37208
(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 my hand this 8th day of October 19 99

The Nashville Homestead Corporation
By: Loretta Conners Owens
Loretta Owens, Executive Director of Nashville Housing Fund

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____ the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
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 _____ 19_____ .

My commission expires _____

_____
Notary Public

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, Loretta Owens, Executive Director of Nashville Housing Fund with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument on behalf of The Nashville Homestead Corporation by Loretta Owens, as Executive Director of Nashville Housing Fund, and as the free act and deed of the within named The Nashville Homestead Corporation.

Witness my hand and official seal at Nashville, Tennessee the 8th day of October, 1999.

My Commission Expires: 3/24/01

NOTARY PUBLIC

PATRICIA NICHOLLS
NOTARY PUBLIC AT LARGE
DAVIDSON CO. TN

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11699 PAGE 911

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

06457777
IDENTIFICATION REFERENCE

99 OCT 12 PM 2:22

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECORDERS MUST BE
LEGIBILITY OF WRITING, TYPING
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVE

[illegible]	735[illegible].00
[illegible] TX	271.55
[illegible]	1.00
[illegible]	8.50
[illegible]	2.00
[illegible]	282.55
[illegible]	282.55

[illegible] CC PAGE 0001 9001

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1526846