Please re-record to add notary acknowledgement

BOOK 11687 PAGE 207

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WARRANTY DEED

RE-RECORD
BOOK 11702 PAGE 720

This Indenture made this **30th** day of **September, 1999** between **Shug L. Mauldin, unmarried, and Kathleen M. McGraw, unmarried, ,** GRANTOR, and **Chris G. Albert, unmarried ,** as GRANTEEs

WITNESSETH, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

Being Lot No. 51 on the Plan of B. F. Shield's Heirs' Addition to Nashville, of record in Book 57, page 31, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Shug L. Mauldin and Kathleen M. McGraw, both unmarried, as joint tenants with right of survivorship by Warranty Deed from Todd Phillips Love, unmarried of record in Book 9442, page 601, Register's Office for Davidson County, Tennessee.

Subject to all matters of record in Book 57, page 31, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

Improved property known as 1007 15th Avenue South, Nashville, Tennessee 37212.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever: and we do covenant with 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **30th** day of **September, 1999.**

Shug L Mauldin by Kathleen McGraw Attorney in fact
Shug L. Mauldin

Kathleen M McGraw
Kathleen M. McGraw

0646336
IDENTIFICATION REFERENCE

RE-RECORD
99 OCT 14 AM 8:43
REGISTER
DAVIDSON COUNTY, TN.

BOOK 11687 PAGE 208

RE RECORD
BOOK 11702 PAGE 721

County of Davidson

State of Tennessee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Shug [illegible] and Kathleen McGraw, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained. Witness my hand and official seal this 30th day of September, 1999.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

AUBORN L. HAGER III NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires
March 29, 2003

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $200000

Affiant

Subscribed and sworn before me this 30th day of September, 1999.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

AUBORN L. HAGER III NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires
March 29, 2003

****

Prepared by:
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

Address of New Owner
Chris G. Albert
1007 15th Avenue South
Nashville, Tennessee 37212

Send Tax Bills to:
America's Wholesale Lender
750 Old Hickory Blvd., Su. 100
Brentwood, TN 37027

Map & Parcel Number:

Map 105-1 Parcel 156

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 30th day of September, 1999, before me personally appeared Kathleen M. McGraw, to me known, (or proved to me on the basis of satisfactory evidence) to be the person who exeucted the foregoing instrument on behalf of Shug Mauldin, as her attorney in fact and acknowledged that Kathleen McGraw exeucted the same as the free act and deed of the said Shug Mauldin. Said Power of Attorney being recorded in Book 11687, page 205, Register's Office for Davidson Co., Tennessee.

Notary Public

My commission expires: 5/26/02

AUBORN L. HAGER III NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires
May 26 2002

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