This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

Box 60

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ADDRESS NEW OWNER:
Steven Kurt Denny
1900 WARFIELD
NASHVILLE, TN 37215

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
ABN AMRO Mortgage Group, Inc.
P.O. Box 57068
Irvine, CA 92619

MAP **117-4**
GROUP
PARCEL **342.00**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEE", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Leslie Barrett Kinkead and Clarence L. Holmes, both unmarried** hereinafter called the "GRANTORS", have bargained and sold, and by these presents, do transfer and convey unto **Steven Kurt Denny, unmarried**, hereinafter called the "GRANTEE", his 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 Lot No. 5 of Block "A" on the Plan of Belmont Terrace Annex No. 4 of record in Book 974, page 97, Register's Office, Davidson County, Tennessee.

Said Lot No. fronts 52.00 feet on the northerly margin of Primrose Avenue and runs back 160.1 feet on the northwest line and runs back 160.00 feet on the southeast line to a broken line in the rear which measures 70.00 feet thereon.

Being the same property conveyed to Leslie Barrett Kinkead and Clarence L. Holmes, both unmarried by Quitclaim Deed from Leslie Barrett Kinkead of record in Book 10764, page 766, Register's Office for Davidson County, Tennessee. Said property having benn conveyed to Leslie Barrett Kinkead by deed of record in Book 7996, page 359, said Register's Office.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2000 and subsequent years.

This is improved property known as 1840 Primrose Ave., 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", his heirs and assigns, forever, and, GRANTORS do covenant with the said "GRANTEE" that they 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, "GRANTORS", do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said "GRANTEE", and his heirs and assigns, against the lawful claims of all persons whomsoever. Whereever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

0614469
REFERENCE
99 OCT 14 AM 11:13
REGISTER
DAVIDSON COUNTY, TN

WITNESS our hands this the 5th day of October. 1999.

Leslie Barrett Kinkead

Clarence L. Holmes. by Leslie B. Kinkead. as attorney-in-fact

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State. **Leslie Barrett Kinkead, individuall and as Attorney in Fact for the said Clarence L. Holmes,** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 5th day of October, 1999.

Thomas I. Bottorff
NOTARY PUBLIC

My Commission Expires: 2/23/2002

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $120,000.00.

10-5-99

AFFIANT

Subscribed and sworn to before me on this 5th day of October, 1999.

Thomas I. Bottorff
NOTARY PUBLIC

My Commission Expires: 2/23/2002

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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0646469

REFERENCE

99 OCT 14 AM 11:13

REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1527561