BOOK 11722 PAGE 473

THIS INSTRUMENT PREPARED BY:

GERALD G. PATTERSON, ATTORNEY
P. O. Box 40347

Nashville, Tennessee 37204
(615) 373-5410

FTEC File No. 16805
File File Box 9-B

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: $ 380,000.00

Affiant

Subscribed and sworn to before me, this 22nd day of October, 1999.

Michelle Stringer
Notary Public

My Commission Expires: 9/23/2000

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
MR/MRS JEFF K. DAVIS	Franklin American Mortgage	MAP 130-11
802 Lynwood Boulevard	501 Corporate Center Drive	PARCEL 41
Nashville, Tennessee 37205	Franklin, Tennessee 37067	FB# 7DA50540

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, LLEW ANN M. KING AND HUSBAND, MATTHEW A. KING, WHO JOINS IN THE EXECUTION OF THIS INSTRUMENT FOR THE PURPOSE OF CONVEYING ANY INTEREST HE MAY HAVE IN THE SUBJECT*, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to JEFF K. DAVIS AND WIFE, MARY LYNN DAVIS, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 802 Lynwood Blvd., Nashville, TN 37205

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever 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 has executed this instrument on this 22nd day of October, 1999.

LLEW ANN M. KING

MATTHEW A. KING

*PROPERTY BY VIRTUE OF HIS MARRIAGE TO THE SAID LLEW ANN M. KING.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, LLEW ANN M. KING AND HUSBAND, MATTHEW A. KING, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 22nd day of October, 1999

My Commission Expires: 9/23/2000

Notary Public

WARDEED

FILED
99 OCT 29 PM 2:43
DAVIDSON COUNTY, TN.
REGISTER'S OFFICE

RECEIPT # 01 03/29 01 03 CK 1417.00

REFERENCE
199904130 065

Land in Davidson County, Tennessee, being Lot No. 11 of Block "A" on the Plan of the Subdivision of Tyne Meade, Section No. 2, not of record, described as follows:

Beginning on the easterly margin of Lynwood Boulevard at the southwest corner of Lot No. 10 of Block "A" on the Plan of Tyne Meade, as of record in Book 1130, page 14, Register's Office for said County; thence with said Boulevard southwardly 100 feet to the northwest corner of Lot No. 12 on said unrecorded plan; thence with the northerly line of said lot, eastwardly 250 feet; thence northwardly 100 feet to the southeast corner of said Lot No. 10; thence with the southerly line of said lot, westwardly 250 feet to the beginning.

Being the same property conveyed to Matthew A. King by deed from BCR Investments, a partnership composed of Jean R. Cheek, Tony Brown and Walter E. Richardson, III of record in Book 6788, page 374, Register's Office for Davidson County, Tennessee. The said Matthew A. King having conveyed his interest in said property to Llew Ann M. King by quitclaim deed of record in Book 10474, page 51, Register's Office for Davidson County, Tennessee.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11722 PAGE 475

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

0651904

REFERENCE

99 OCT 29 PM 12:43

REGISTER
COUNTY, TN.

CAMT
380000.00
CON TX 1406.00
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 1417.00
CHECK 1417.00

10/29/99 01 12:47 0001 5498

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1533258