After Recording Return To:
Residential Title & Escrow Corp.
599 W. Sam Ridley Parkway, Suite 107
Smyrna, Tennessee 37167

BOOK 11729 PAGE 891

----------SPACE ABOVE THIS LINE FOR RECORDING INFORMATION----------

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten and 00/100 Dollars cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **VINCENT A. RAIA and wife, NANCY L. RAIA**, (hereinafter referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey unto, **JULIA M. ANGLIN, unmarried** (hereinafter referred to as "Grantee") their heirs and assigns, forever, that certain parcel of real estate located in Davidson County, State of Tennessee, and being described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 7 on the plan of Section 4, Beverly Heights, of record in Book 5200, page 263, Register's Office for said County.

Said Lot No. 7 fronts 63.0 feet on the northerly margin of Flora Maxwell Road and extends back 110.7 feet on the easterly line and 102.94 feet on the westerly line to a dead line in the rear, measuring 67.50 feet thereon.

Being the same property conveyed to Vincent A. Raia, unmarried, by deed from Wiley F. Moretz Jr., dated May 23, 1985, recorded May 24, 1985, Book 6565, page 204, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to matters shown on plan of record in Book 5200, page 263 and restrictive covenants of record in Book 5626, page 220, both in the Register's Office for Davidson County, Tennessee, and to any and all existing easements and restrictions of record.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, to forever warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns, against the lawful claims of all person, whomsoever.

Witness our hands this 29 day of October, 1999.

Vincent A. Raia

Nancy L. Raia

STATE OF TENNESSEE
DAVIDSON COUNTY
99 NOV -3 AM 10:46
06537795
REGISTER'S FEE 11/03 0101 03CHECK 266.30

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared, Vincent A. Raia and Nancy L. Raia, the within named bargainor(s), to me personally known (or proved to me on the basis of satisfactory evidence) to be the person(s) named in and who executed the foregoing instrument, and who acknowledged the execution of same to be their free act and deed.

Witness my hand and official seal this 29 day of October, 1999.

Melissa M. Broad
Notary Public
My Commission Expires: 03-17-2003

NOTARY PUBLIC AT LARGE
MELISSA M. BROOM
RUTHERFORD COUNTY TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $69,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Julia M. Anglin
Affiant

Subscribed and sworn to before me this 29 day of October, 1999.

Melissa M. Broom
Notary Public
My Commission Expires: 03-17-2003

NOTARY PUBLIC AT LARGE
MELISSA M. BROOM
RUTHERFORD COUNTY TENNESSEE

MAP AND PARCEL NUMBERS: Map 147-08-0 Parcel 182.00

ADDRESS NEW OWNER:
Julia M. Anglin
225 Flora Maxwell Road
Nashville, TN 37211

SEND TAX BILLS TO:
New Owner

THIS INSTRUMENT PREPARED BY:
Residential Title & Escrow Corp.
599 W. Sam Ridley Parkway, Suite 107
Smyrna, Tennessee 37167

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11729 PAGE 893

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

0653795

99 NOV -3 AM 10:46

REGISTER
DAVIDSON CO. TN.

CAMT 69000.00
CDN TX 253.30
PRFEE 1.00
MDEED 8.00
CFEE 2.00
TOTAL 266.30
CHECK 266.30

11/03/99 01 10:47 0001 7470

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1535211