BOOK 11737 PAGE 163

26-B

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.] 26B
Robert Flansburg and wife,		
Wanda Flansburg	New Owner	MAP: 162-13-0
912 Ilawood Drive		
Nashville, TN. 37211		PARCEL: 250.00

[This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont] [Boulevard, Suite 115, Nashville, Tennessee 37205 99-10-9728]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Rueben McGee**, (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto, **Robert Flansburg and wife, Wanda Flansburg**, (The "Grantees"), their heirs and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 69B, Zone Lot Division of Lots 56, 57, and 69, on the plan of Dreamland Estates Southeast, Section 2, as of record in Book 6250, page 802, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate Legal description.

Being the same property conveyed to Rueben McGee by Quitclaim Deed from Mipal Khurana and wife, Sudha Khurana of record in Book 11711, page 968, Register's Office for Davidson County, Tennessee.

This description is the same as was used in the last deed of record .

This conveyance is subject to:

1. **Taxes for the year 2000 and subsequent years,**
2. **Plan of record in Book 6250 , page 802, Register's Office for Davidson County, Tennessee.**
3. **Restrictive Covenants of record in Book 6426, page 636, Book 6192, page 926, and amended in Book 6437, page 304, and corrected in Book 6467, page 165, Register's Office for Davidson County, Tennessee.**

This is improved property known as **912 Ilawood Drive, Nashville, Tennessee 37211.**

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON
[
[The actual consideration or value, whichever is greater for this
[transfer is $84,000.00
[
[Affiant
[Subscribed and sworn to before me this
[3rd day of November, 1999.
[
[Notary Public
[My Commission Expires: 6/23/2003

NOTARY PUBLIC AT LARGE DAVIDSON CO.

REC'D FOR REC'D 99 NOV -9 AM 10:29
STATE OF TENNESSEE
DAVIDSON COUNTY
REGISTER'S OFFICE

06557514

955211/60 01011 03CHECK 321.80

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 1st day of November, 1999.

Rueben McGee

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

On this 3rd day of **November,** 1999, before me personally appeared **Rueben McGee**, to me known to be the person who executed the foregoing instrument and acknowledged that **he** executed the same as **his** free act and deed

WITNESS my hand and official seal at Nashville, Tennessee, this 3rd day of November, 1999.

William T. Cantrell
NOTARY PUBLIC

My Commission Expires: 6/03/2003

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11737 PAGE 165

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

0655754

99 NOV -9 AM 10:29

CAMT	84000.00
CON TX	310.80
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	321.80
CHECK	321.80

11/09/99 01 10:30 0001 9552

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1537269