RECORD AND RETURN TO:
NASHVILLE ESCROW COMPANY
2209 CRESTMOOR ROAD, SUITE 220
NASHVILLE, TN 37215
(99-822)

54

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

NASHVILLE ESCROW CO.
2209 CRESTMOOR ROAD,
NASHVILLE, TN. 37215

BOOK 11751 PAGE 925

THIS INDENTURE, made and entered into as of the 11TH day of NOVEMBER, **1999** by and between

CHRISTOPHER JOHN THOMAS

hereinafter referred to as Grantor, and

CLARISSA DERRICK, MARRIED ,AND HUSBAND, GARY DERRICK
hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 43, ON THE PLAN OF QUAIL VALLEY, SECTION 4, PHASE VII, ON THE CONDOMINIUM SITE PLAN OF RECORD IN PLAT BOOK 5200, PAGE 522, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION OF SAID PROPERTY.

BEING ALL THE SAME PROPERTY CONVEYED TO CHRISTOPHER JOHN THOMAS BY DEED FROM SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF RECORD IN BOOK 7292, PAGE 448, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, his/her heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

SUBJECT TO THE MATTERS SHOWN ON THE RECORDED PLAN AND TO THE RESTRICTIONS OF RECORD.

and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

0659805

DOCKET # REFERENCE

99 NOV 22 PM 2:44

REGISTER
DAVIDSON COUNTY, TN.

MTG 11/22 0101 CASHIER 277.03

WITNESS the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

/ Christopher John Thomas
CHRISTOPHER JOHN THOMAS

INDIVIDUAL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **CHRISTOPHER JOHN THOMAS**, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 11TH day of NOVEMBER, **1999**.

TRACY A. HOBBY NOTARY PUBLIC AT LARGE WILSON COUNTY, TENNESSEE

Notary Public

Commission Expiration: My Commission Expires 9/16/2001

STATE OF TENNESSEE
COUNTY OF DAVIDSON

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$71,900.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Christopher John Thomas
Affiant

Subscribed and sworn to before me this 11TH day of NOVEMBER, **1999**.

TRACY A. HOBBY NOTARY PUBLIC AT LARGE WILSON COUNTY, TENNESSEE

Notary Public

Commission Expiration: My Commission Expires 9/16/2001

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
NASHVILLE ESCROW CO. 2209 CRESTMOOR ROAD, NASHVILLE, TN. 37215	CLARISSA DERRICK 3315 QUAILVIEW DRIVE NASHVILLE, TN 37217	3315 QUAILVIEW DRIVE NASHVILLE, TN 37217 MAP PARCEL NUMBER 108-12A-55

WD-NEW.DOC
File No. 99-822

NASHVILLE ESCROW CO.
Title Co. T.G. No.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11751 PAGE 927

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

0659805

IDENTIFICATION REFERENCE

99 NOV 22 PM 2:44

REGISTER
DAVIDSON COUNTY, TN.

CAMT	71900.00
CON TX	266.03
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	277.03
CHECK	277.03

11/22/99 01 14:46 0001 3893

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1541535