WARRANTY DEED

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-200

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 195,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
19th DAY OF November 19 99

Notary Public

MY COMMISSION EXPIRES May 27, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2937 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
JENNIFER L. JOHNSON	E-Loan, Inc.	MAP 131-4
(NAME)	(NAME)	
1130 Woodvale Drive	5875 Arnold Road	PARCEL 099.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204	Dublin, CA 94568	16DA-16446
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, VIRGINIA C. BRADSHAW, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JENNIFER L. JOHNSON AND DEIDRE A. DUKER, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 7 of Block No. 18 on the Plan of College Park, as of record in Book 843, page 29, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

BEING the same property conveyed to Billy L. Bradshaw and wife, Virginia C. Bradshaw, by Deed from Jack G. Bradshaw and wife, Camilla Bradshaw, of record in Book 6294, Page 759, Register's Office for Davidson County, Tennessee. The said Billy L. Bradshaw having since died. The property is vested in Virginia C. Bradshaw as the surviving tenant by the entirety.

THIS conveyance is subject to restrictive covenants of record in Book 844, Page 440, and Book 1040, page 651, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

unimproved ( )
This is improved (X) property, known as 1130 Woodvale Drive, Nashville, TN 37204
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 19th day of November 19 99

Virginia C. Bradshaw
VIRGINIA C. BRADSHAW

RECEIPT & REFERENCE
0659983
99 NOV 23 AM 8:
DAVIDSON COUNTY REGISTER
11/22/99 0101 03CHECK 738.05

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named VIRGINIA C. BRADSHAW, UNMARRIED

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at NASHVILLE, Tennessee, this 19th day of November, 19 99.

Commission expires May 27, 2001

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11752 PAGE 464

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

0659983

PLEASE REFERENCE

99 NOV 23 AM 8:14

LL BARRETT REGISTER
DAVIDSON COUNTY, TN.

CHRT
196500.00
CO TX 727.05
PRFEE 1.00
MTGEE 8.00
CFEE 2.00
TOTAL 738.05
CHECK 738.05
11/23/99 01 08:16 0001 4080

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1541719