BOOK 11757 PAGE 806

U661202

This instrument prepared by:
Thomas N. Jones, Attorney
339 Main Street
Franklin, TN 37064

99 NOV 29 AM 8:21

NEW OWNER:

Alan K. Williams
202 Scott Avenue
Nashville, TN 37206

SEND TAX BILL TO:

America's Wholesale Lender
P.O. Box 10212
Van Nuys, CA 91410

MAP & PARCEL:

083-06-0-198.00

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Michael W. O'Neill,** unmarried, hereinafter called the Grantor, have bargained and sold and by these presents do transfer and convey unto **Alan K. Williams, Jr.**, married, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Being part of Lot C on the Plan of First Subdivision of Brownsville as of record in Book 21, page 112, RODC, TN, more particularly described according to survey made by Norris H. Hickerson, Surveyor, on April 26, 1954, as follows:
>
> Beginning at a point in the easterly margin of Scott Avenue, said point being 50.0 feet north from the southwest corner of said Lot C; thence north along the easterly margin of Scott Avenue 50.0 feet to an iron pin; thence easterly 150.0 feet to an iron pin; thence southwardly 50.0 feet to an iron pin; thence westwardly 150.0 feet to an iron pin which is the point of beginning.
>
> Being the same property conveyed to Michael W. O'Neill by deed from Katherine Peyton Kisrow of record in Book 11535, page 573 Register's Office of Davidson County, TN.

Subject to the following restrictions and conditions:

1. 1999 taxes are a lien, now due and payable. Said taxes being paid at closing.
2. All matters on the Plan of record in Plat Book 21, page 112, said Register's Office.
3. Any and all easements on or across subject property.
4. Subject to any and all building and zoning regulations of City, County and State.
5. Subject to notes on the Plan of record.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever;

AND I COVENANT with the said Grantee that I am lawfully seized and possessed of said land in fee simple and have a good right to convey it and the same is unencumbered, unless otherwise herein set out;

AND I FURTHER covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

9261 9900 ml
williams alan wd

436.50

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

This improved property is known as 202 Scott Avenue, Nashville, TN 37206.

WITNESS MY HAND THIS 19TH DAY OF NOVEMBER, 1999 IN FRANKLIN, TENNESSEE

MICHAEL W. O'NEILL

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary for said State and County, **Michael W. O'Neill,** the within named bargainor with whom I am personally acquainted and who acknowledge that he executed the foregoing instrument for the purposes therein contained

Witness my hand this 19th day of November, 1999 in Franklin, Tennessee.

NOTARY PUBLIC

My Commission Expires 3/26/03

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater for this transfer is $115,000.00

AFFIANT

Sworn to and subscribed to me, the undersigned, this 19th day of November, 1999, in Franklin, Tennessee

NOTARY PUBLIC

My Commission Expires 3/26/03

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11757 PAGE 808

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

066/202

REFERENCE

99 NOV 29 AM 8:21

REGISTER
DAVIDSON CO. TN.

CAMT	
	115000.00
CON TX	425.50
PRFEE	1.00
MTEED	8.00
CFEE	2.00
TOTAL	436.50
CHECK	436.50

11/29/99 CJ 09:32 0001 5373

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1542999