0661774

REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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99 NOV 29 PM 3:38

REGISTER
DAVIDSON COUNTY, TN.

W & I Ref: (st) Title No: 41348
Dav. Co. File: Box 8

BOOK 11759 PAGE 876

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Stanley W. DeMarcus, Jr. 4860 Corning Drive Nashville, TN 37211	Regional Investment Co. D/B/A RIC Mortgage Company 9221 Ward Parkway, STE 300 Kansas City, MO 64114

TAX MAP-PARCEL NUMBERS: 147-02-135

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$124,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Runcie Clements and George M. Clements, both unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Stanley W. DeMarcus, Jr.,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 22 on the Plan of Elysian Park of record in Plat Book 2331, Page 32, Register's Office for said County.

SAID Lot No. 22 fronts 138.0 feet on the easterly margin of Corning Drive and extends back 274.5 feet on the northerly line and 278.0 feet on the southerly line to a dead line in the rear, measuring 138.1 feet thereon.

BEING the same property conveyed to Runcie Clements and George M. Clements by deed from Steven Wyatt, Sherry Motley, Brian Wyatt, Patricia Mallard and Paula Farrell, sole heirs at low of David L. Wyatt, deceased, of record in Book 11283, Page 270, as re-recorded in Book 11306, Page 584, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2000, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 2331, Page 32, said Register's Office, which Plan shows a 50 foot minimum building setback line from Corning Drive and 10 foot easement for public utility purposes along the rear line(s).

This is improved property, known as: 4860 Corning Drive, Nashville, TN 37211

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 23rd day of November, 1999.

C. Runcie Clements II
Runcie Clements

George M. Clements
George M. Clements

State of Tennessee
County of Davidson

On this 23rd day of November, 1999, before me the undersigned authority, personally appeared **Runcie Clements** and **George M. Clements**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 7/26/2003

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $124,000.00

Affiant

Sworn and subscribed before me on the 23rd day of November, 1999.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 7/26/2003

Notary Public

11/29 0101 03CHECK 469.00

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11759 PAGE 878

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

0661774

INSTRUMENT REFERENCE

99 NOV 29 PM 3:38

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT
124000.00
CON TX 458.80
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 469.80
CHECK 469.80

11/29/99 01 15:38 0001 5974

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1543596