FILE BOX 9-B
FIRST TITLE & ESCROW CO., INC.
#16377

WARRANTY DEED

THIS INSTRUMENT PREPARED BY
George E. Mudter, Jr., Esq.
2000 Richard Jones Road
Suite 110
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
MR. AND MRS. CHARLES CLAY TRABUE (NAME)	SUNSHINE MORTGAGE COMPANY (NAME)	MAP 103-12
311 Wilson Boulevard (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 9274 (STREET ADDRESS)	PARCEL 188
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Marietta, Georgia 30065 (CITY) (STATE) (ZIP)	FB# 26W9015

FOR AND IN 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, CHARLES C. TRABUE, III, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES CLAY TRABUE AND WIFE, ELIZABETH T. TRABUE

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

BOOK 11761 PAGE 512

Land in Davidson County, Tennessee, being Lot No. 23, Block "F" on the Plan of Cherokee Park, Section I, as of record in Plat Book 547, pages 169 and 170, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Charles C. Trabue, III by deed from Massie Milner, single, of record in Book 5577, page 186, said Register's Office.

This conveyance is made subject to: (1) All matters appearing on the Plan of record in Plat Book 547, pages 169 and 170, said Register's Office.

99 NOV 30 PM 1:49
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.
0662232
REFERENCE

unimproved ( )
This is improved (X) property, known as 311 Wilson Boulevard, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 23rd day of November, 1999

CHARLES C. TRABUE, III

11/23/1999 0101 03CHECK 880.50

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CHARLES C. TRABUE, III with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office, this 23rd day of November, 19 99.

My commission expires _____ Notary Public _____

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that ~~he is~~ the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

NOTARY PUBLIC AT LARGE
GEORGE E. NUDTER JR.
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 235,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF November, 19 99.

MY COMMISSION EXPIRES: _____ Notary Public
(AFFIX SEAL)

NOTARY PUBLIC
GEORGE E. NUDTER JR.
DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 23, 2000

WARRANTY DEED

FROM

CHARLES C. TRABUE, III,
~~UNMARRIED~~

TO

CHARLES CLAY TRABUE AND WIFE,
~~ELIZABETH T. TRABUE~~

First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 928
BRENTWOOD, TENNESSEE 37024-0928

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

IDENTIFICATION OR REFERENCE

0066232

99 NOV 30 PM 1:49

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

BOOK 11761 PAGE 514

CAMT	235000.00
CON TX	869.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	880.50
CHECK	880.50

13:49 0001 6480

11/30/99 01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1544095