WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 97,900.00

Betty M Fortner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF November 1999

Notary Public

MY COMMISSION EXPIRES: Exp 03/24/2001
(AFFIX SEAL)

NOTARIAL SEAL
DAVIDSON COUNTY, TENNESSEE
PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Betty M. Fortner	Fifth Third Bank, Kentucky Inc	MAP 133-4
(NAME)	(NAME)	
96 Vaden Drive	250 W. Main Street	PARCEL 26
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Lexington, KY 40507	
(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, Benjamin P. Duvall and Wanda L. Duvall and Eric P. Duvall

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Betty M. Fortner and husband, Travis Fortner

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. 219 on the Plan of Glencoe Acres, Section 2, of record in Book 1835, pages 136, 137 and 138, Register's Office for Davidson County, Tennessee to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Benjamin P. Duvall, Wanda L. Duvall and Eric P. Duvall by deed of record in Book 9449, page 769, said Register's Office.

This conveyance is subject to (a) 1999 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 1835, page 136, said Register's Office; and (c) restrictive covenants of record in Book 2088, page 534 and Book 2105, page 633, said Register's Office.

MAIL ENV. - DO NOT REFERENCE
99 DEC -1 AM 8:
DAVIDSON COUNTY, TENNESSEE
FILED & RECORDED
0662485

unimproved ( )
This is improved (X) property, known as 96 Vaden Drive, Nashville, Tennessee 37211
(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 our hand s this 26th day of November 1999

Benjamin P Duvall
Benjamin P. Duvall

Eric P Duvall
Eric P. Duvall

Wanda L Duvall
Wanda L. Duvall

12/01 0104 02CHECK 273

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 Benjamin P. Duvall and Wanda L. Duvall and Eric P. Duvall

the bargainor s 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 and official seal at Nashville, Tennessee, this 26th day of November 1999.

Commission expires Exp 03-24-2001

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 _____.

My commission expires _____

_____
Notary Public

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

0662485

REFERENCE

99 DEC -1 AM 10:01

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

BOOK 11762 PAGE 753

CAMT	97900.00
CON TX	362.23
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	373.23
CHECK	373.23

12/01/99 01 10:01 0001 6769

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1544375