B072

Instr:200001050001296 Page: 1 OF 2
REC'D FOR REC 01/05/2000 10:02:56AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $1063.75

CATHERINE R. TICE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 287,500.00

Alton S. Minton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF December 19 99

Notary Public

MY COMMISSION EXPIRES: 5-28-2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alton S. Minton (NAME)	Countrywide Home Loans, Inc. (NAME)	MAP 064-03
1712 Grandy Place (ADDRESS)	137 N. Peters Road, #26 (ADDRESS)	GROUP A
Old Hickory, Tennessee 37138 (CITY) (STATE) (ZIP)	Knoxville, TN 37923 (CITY) (STATE) (ZIP)	PARCEL 62.00

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, Douglas W. Daniel and wife, Tina Daniel*

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Alton S. Minton and wife, Renee Minton

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. 90 on the Plan of Phase Twelve, Section One, Brandywine Pointe, of record in Plat Book 7900, page 881 and surveyor's certificate of correction in Book 9828, Page 822, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Douglas W. Daniel, by deed from Kelli A. Molette and husband, Lee O. Molette, II, of record as Instrument No. 199912200304845, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: All matters appearing on the Plan of record in Plat Book 7900, page 881 and surveyor's certificate of correction in Book 9828, Page 822; restrictions of record in Book 8120, page 170, and as amended in Book 8671, Page 484, Book 9010, Page 627, Book 9544, Page 69; Book 9576, Page 247; Articles of Incorporation of record in Book 9013, Page 39 and Book 9117, Page 77; By-Laws of record in Book 10721, Page 835; all of record in the Register's Office for Davidson County, Tennessee.

*I, Tina Daniel, wife of Douglas W. Daniel, do hereby join in the provisions of this instrument for the purpose of transferring unto the said Alton S. Minton and wife, Renee Minton, any and all right, title and interest that I might have in the foregoing described property by reason of my marital status, or otherwise.

unimproved ( )
This is improved (X) property, known as 1712 Grandy Place, Old Hickory, Tennessee 37138
(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 29th day of December, 19 99

Douglas W. Daniel

Tina Daniel

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Douglas W. Daniel and wife, Tina Daniel

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 Brentwood, Tennessee, this 29th day of December 19 99

Commission expires 3-29-03

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

WARRANTY DEED

FROM

Douglas W. Daniel

TO

Alton S. Minton and wife, Renee Minton

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027