WARRANTY DEED

Instr:200001050001477 Page: 1 OF 2
REC'D FOR REC 01/05/2000 12:51:17PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $665.63

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 179,900.00

Paul R. Mahaffey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF December 1999.

I. DYKE TATUM
Notary Public

MY COMMISSION EXPIRES: May 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
PAUL R. MAHAFFEY (NAME)	GMAC MORTGAGE CORPORATION (NAME)	61-12-135
4310 EARLENE DRIVE (ADDRESS)	100 WITMER ROAD, P. O. BOX 963 (ADDRESS)	15DZ-29825
NASHVILLE, TN 37216 (CITY) (STATE) (ZIP)	HORSHAM, PA 19044 (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, ANNETTE O. BAILEY **AND HUSBAND, O. D. BAILEY**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PAUL R. MAHAFFEY AND CYNTHIA N. MAHAFFEY, HUSBAND AND WIFE

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. 10, Block I, JACKSON PARK, SECTION 3, not of record, and being more particularly described according to a survey by JAMES A. HAMILTON, dated December 7, 1948 and a survey by JOHN KOHL & COMPANY, P.C., dated December 22, 1999, as follows:

BEGINNING on the easterly margin of Earlene Drive, formerly Eastdale Drive, at the corner of Lot Nos. 9 and 10; thence with the line between said lots eastwardly 460 feet to the corner of Lot Nos. 7, 8, 9 and 10; thence with the line between Lot Nos. 7 and 10, northwestwardly 200 feet, more or less, to the southerly line of Lot No. 11; thence with the southerly line of said lot, westwardly 315 feet, more or less, in the easterly margin of Earlene Drive, formerly Eastdale Drive; thence with the easterly margin of Earlene Drive, formerly Eastdale Drive; thence with the easterly margin of the same, southwardly 125 feet to the point of BEGINNING.

BEING the same property conveyed to ANNETTE O. BAILEY, by deed from Chase Manhattan Bank, as Trustee, of record in Book 11303, page 695, Register's Office for DAVIDSON County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

*** CONTINUED ***

unimproved ( )
This is improved (X) property, known as 4310 EARLENE DRIVE, NASHVILLE, TN 37216
(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 30th day of December, 19 99

Annette O. Bailey
ANNETTE O. BAILEY

O. D. Bailey
O. D. BAILEY

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 ANNETTE O. BAILEY AND HUSBAND, O. D. BAILEY

the bargainor _____, 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 30th day of December 19 99

Commission expires May 27, 2001

I. DYKE TATUM Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____ 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

*** CONTINUATION

O. D. BAILEY, HUSBAND OF ANNETTE O. BAILEY, JOINS IN TO CONVEY ANY INTEREST HE MAY HAVE BY REASON OF HIS MARITAL STATUS IN SUBJECT PROPERTY.

O. DON BAILEY, OSCAR D. BAILEY, AND O. D. BAILEY ARE ONE IN THE SAME PERSON.

SOURCE OF DESCRIPTION: SURVEY DATED DECEMBER 22, 1999, MADE BY:
PATRICK S. COODE, LICENSE NO. 855
JOHN KOHL & COMPANY, P.C.
400 SEVENTH AVENUE SOUTH
NASHVILLE, TN 37203