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This instrument prepared by:
J. NICHOLS SHELTON, Attorney
339 Main Street
Franklin, TN 37064

Instr:200001100003114 Page: 1 OF 2
REC'D FOR REC 01/10/2000 12:15:34PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $111.00

NEW OWNER:
Jerry Dean & Ruth P. Pilkinton
130 General Jackson Way
Hermitage, TN 37076

SEND TAX BILL TO:
Same

MAP & PARCEL:
52-16A-022

WARRANTY DEED

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, **ROGER REID STREET, JR. and JOHN MARK STREET, SR.**, Grantors, have bargained and sold and by these presents does transfer and convey unto **JERRY DEAN PILKINTON and wife, RUTH P. PILKINTON**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Apartment Unit No. C-22, of Neely's Bend Condominium created under Title 64, Sections 2701 et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 5483, page 86, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the plat of Neely's Bend Condominium of record in Book 5200, page 200, said Register's Office, for a more complete identification and description of such Unit.
>
> Being the same property conveyed to Roger Reid Street, Jr. and John Mark Street, Sr. by deed from Aaron Troy Walker and wife, Robin Marie Walker of record in Book 5788, page 680, Register's Office of Davidson County, Tennessee.

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 GRANTORS do covenant with the said Grantees that they 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;

1. 1999 County property taxes are a liens, now due and payable, with said taxes being prorated and being paid at closing.

2. Master Deed and By-Laws of record in Book 5483, page 86, amended in Book 6119, page 322 and Book 8277, page 314, RODC, TN.

3. All matters appearing on the Plan of record in Plat Book 5200, page 200, RODC, TN.

4. Subject to any and all building and zoning regulations of City, County and State.

AND GRANTORS DO FURTHER covenant and bind themselves, their successors 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.

This property is known as 1031 Neely's Bend Rd., #C-22, Madison, TN 37115.

WITNESS OUR HANDS this 28th day of December, 1999, in Franklin, Tennessee.

ROGER REID STREET, JR.

JOHN MARK STREET, SR. by
Roger Reid Street, Jr., Atty-in-Fact

9424.9900/ns/ch
pilkinton.war

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned Notary Public within and for the State and County aforesaid, personally appeared **Roger Reid Street, Jr.**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument and who acknowledged that they executed the same as his free act and deed.

Witness my hand and seal this 28th day of December, 1999.

NOTARY PUBLIC

My Commission Expires: 1/20/2001

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared **Roger Reid Street, Jr.**, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) and who upon his oath acknowledged to me the Attorney-in-Fact for **John Mark Street, Sr.**, the within named bargainor(s), and that he as such Attorney-in-Fact, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of **John Mark Street, Sr.**, the within named bargainor(s) by the said **Roger Reid Street, Jr.** as such Attorney-in-Fact.

Witness my hand and official seal at office in Franklin, Tennessee, this 28th day of December, 1999.

Notary Public

My Commission Expires: 1/20/2001

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $30,000.00.

AFFIANT

Sworn to and subscribed before me this 28th day of December, 1999.

NOTARY PUBLIC

My commission expires: 1/20/2001