THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

Instr:200001240007635 Page: 1 OF 2
REC'D FOR REC 01/24/2000 11:21:08AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $925.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 250,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF January, 2000 ~~19xx~~

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Susan J. Cavitch (NAME)	Bank of America, N.A. (NAME)	MAP 104-5
3622 Westbrook Avenue (ADDRESS)	2059 Northlake Parkway (ADDRESS)	PARCEL 217
Nashville, Tennessee (CITY) (STATE) (ZIP)	Tucker, GA 30084 (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, Steven A. Leake and wife, Peri Sue Dionas Leake

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Susan J. Cavitch, an unmarried person

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 the easterly 50 feet of the westerly 55 feet of Lot No. 492 on the Plan of Richland Realty Co.'s Division "C", as of record in Plat Book 421, page 31, Register's Office for Davidson County, Tennessee, and described as follows:

Said part of Lot No. 492 fronts 50 feet on the northerly side of Westbrook Avenue and runs back 201 feet, more or less, on the westerly line and 203 feet, more or less, on the easterly line, and measures 50 feet thereon.

Being the same property conveyed to Steven A. Leake and Peri Sue Dionas by deed of record in Book 10068, page 556, said Register's Office. Peri Sue Dionas is now married to Steven A. Leake and is now known as Peri Sue Dionas Leake.

This conveyance is made subject to the matters as shown on the plan of record in PLat Book 421, page 31, said Register's Office, as well as all codes and zoning regulations as may affect the described property.

unimproved ( )
This is improved (X) property, known as 3622 Westbrook Avenue, Nashville, Tennessee
(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 21st day of January, 2000 ~~19xx~~

Steven A. Leake

Peri Sue Dionas Leake

Peri Sue Dionas Leake

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 Steven A. Leake and wife, Peri Sue Dionas Leake

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 21st day of January, 2000 ~~19xx~~.

Commission expires 5-17-03

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