Instr:200001250008094 Page: 1 OF 2
REC'D FOR REC 01/25/2000 10:09:40AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $417.92

BOX 10-B	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $112,950.46 Choe Cunningham Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF JANUARY, 2000. Notary Public MY COMMISSION EXPIRES: OCTOBER 25, 2003. (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHOE CUNNINGHAM	**SAME**	**95-12-84**
(NAME) **2548 LAKELAND DRIVE**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37214**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, TERESA MICHELLE CUNNINGHAM, UNMARRIED,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CHOE CUNNINGHAM,** HEREINAFTER CALLED THE GRANTEE, HER 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. 3 on the Resubdivision of Lots 2 and 3 on the Plan of Lakeland of record in Plat Book 9700, page 741, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Teresa Michelle Cunningham, unmarried, by deed from Eudorah M. Porter of record in Book 11140, page 847, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all easements, conditions and restrictions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved(X) property, known as **2548 LAKELAND DRIVE, NASHVILLE, TN 37214**
(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 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 20th day of **January, 2000.**

Teresa Michelle Cunningham

TERESA MICHELLE CUNNINGHAM

STATE OF ARIZONA

COUNTY OF Maricopa

Personally appeared before me, **the undersigned,** a Notary Public in and for said County and State, the within named **Teresa Michelle Cunningham**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Phoenix, **Arizona,** this 20th day of **January, 2000.**

Commission expires: Sept 3, 2002.

C M. Glasshagel

Notary Public

OFFICIAL SEAL
CAROLINE M. GLASSHAGEL
Notary Public State of Arizona
MARICOPA COUNTY
My Comm. Expires Sept. 3, 2002