Instr:200001270009020 Page: 1 OF 2
REC'D FOR REC 01/27/2000 2:16:07PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $751.10

Box 436
Pg 2

**THIS INSTRUMENT PREPARED BY:**
George E. Mudter, Jr., Esq.
2000 Richard Jones Road
Suite 110
Nashville, Tennessee 37215

FILE: Box 9B
First Title and Escrow Company, Inc.

FTEC No. 16968

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $205,000.00

Affiant

Subscribed and sworn to before me, this 25th day of January, 2000.

Notary Public

My Commission Expires:

GEORGE E. MUDTER, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 23, 2000

# WARRANTY DEED

| Address New Owner(s): | Send Tax Bills to | Tax Information |
|---|---|---|
| David P. Webb | SunTrust Mortgage, Inc | Map 168-07-0 |
| 8521 Old Harding Lane | P.O. Box 57028 | Parcel 13.00 |
| Nashville, Tennessee 37221 | Irvine, CA 92619-7028 | FB #09D 79427 |

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, Patrick L. Malone and wife, Lisa Ann Malone, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to DAVID P. WEBB, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 8521 Old Harding Lane, Nashville, Tennessee 37221.

TO HAVE AND TO HOLD said real estate with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A hereto.

Wherever used, this singular shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 25th day of January, 2000.

Patrick L. Malone

Lisa Ann Malone

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Patrick L. Malone and Lisa Ann Malone, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of January, 2000.

My Commission Expires:

Notary Public

GEORGE E. MUDTER, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commis... SEPT. 23, 2000

**EXHIBIT "A"**

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Old Harpeth Estates Section One, as of record in Plat Book 6900, page 119, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Patrick L. Malone by deed from William E. Crook d/b/a Regency Properties of record in Book 8362, page 977, said Register's Office. Title being vested in Patrick L. Malone and wife, Lisa Ann Malone by quitclaim deed of record in Book 9431, page 735, Register's Office for Davidson County, Tennessee. Title now being vested in Patrick L. Malone by quitclaim deed of record in Book 10483, page 620, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 2000 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 6927, page 68, amended in Book 7112, page 130, Book 7247, page 145, Book 7520, page 675 and in Book 7662, page 533; (4) All matters appearing on the Plan of record in Plat Book 690, page 119, said Register's Office.