Instr:200003030021579 Page: 1 OF 2
REC'D FOR REC 03/03/2000 4:21:00PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $444.00

~~RECORD AND RETURN TO:~~
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) **38720** FILE BOX "7"

After Recording Return To:
Realty Title, formerly SETCO
5120 Virginia Way, C-22
Brentwood, TN 37027

**WARRANTY DEED**

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER
IS $ 120,000.00.

Laurie M. Phillips
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
THIS 1ST DAY OF MARCH, 2000.

B Lodge
Notary Public

NOTARY PUBLIC AT LARGE

MY COMMISSION EXPIRES: 3/4/2001

My Commission Expires November 4, 2001

**THIS INSTRUMENT WAS PREPARED BY**
**Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203**

| ADDRESS OF NEW OWNER AS FOLLOWS : | SEND TAX BILLS TO: | MAP-PARCEL # |
|---|---|---|
| Laurie N. Phillips<br>3716 Park Avenue<br>Nashville, TN 37209 | ABN AMRO Mortgage Group, Inc.<br>2600 W. Big Beaver Rd.<br>Troy, MI 48084 | **92-13-48**<br>**11W 70450** |

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 **I, TIMOTHY K. CASTE, Unmarried**

H.EREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Laurie M. Phillips, a married woman and David N. Miles, an unmarried man
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:

**BEING Lot No. 8 of Block 8 on the Map of Plummer Place and part of Blocks 3, 8, I3, I8 and 23 in Charlotte Park 2nd Addition to Nashville as of record in Book 161, Page 39, Register's Office for Davidson County, Tennessee.**

**SAID Lot No. 8 fronts 50 feet on the northerly margin of Park Avenue and runs back between parallel lines measuring 150 feet to an alley.**

**BEING the same property conveyed to Timothy K. Caste by deed from Thomas K. Caste and wife, Ann D. Caste of record in Book 10720, Page 646, Register's Office for Davidson County, Tennessee.**

Unimproved ( )
This is improved ( X) property, known as **3716 Park Avenue, Nashville, Tennessee 37209**
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 1ST DAY OF MARCH, 2000.**

X Timothy K. Caste

**TIMOTHY K. CASTE**

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 **TIMOTHY K. CASTE, Unmarried**

the bargainor with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.
Witness my hand and official seal at NASHVILLE, TENNESSEE, this the 1st day of March, 2000.

My Commission Expires: 5/26/02

Notary Public

ALAN D. MAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the _____ day of _____, 2000, before me personally appeared _____ to me known to be the person who executed the foregoing instrument in behalf of
as _____ Attorney in Fact, and acknowledged that ___ executed the same as the free act and deed of the said though they had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the _____ day of _____, 2000.

_____
NOTARY PUBLIC

My Commission Expires: _____