Instr:200003070022944 Page: 1 OF 2
REC'D FOR REC 03/07/2000 9:14:45AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $323.75

|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|$87,500.00
|Affiant
|SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
|12th DAY OF January, 2000.
|NOTARY PUBLIC:
|MY COMMISSION EXPIRES: 1-26-2002
| (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ruth H. Chapman 210 Jacksonian Drive Hermitage, TN 37076	New Owner	Map 74.12 Parcel 129

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, we,

Billy J. Lee and wife, Rose M. Lee

Hereinafter called the GRANTORS, have bargained and sold and by these presents do transfer and convey unto

Ruth H. Chapman, married

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. 179 ON THE PLAN OF HERMITAGE HILLS, SECTION 2, REVISED, OF RECORD IN PLAT BOOK 2900, PAGE 112, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO BILLY J. LEE AND WIFE, ROSE M. LEE BY SUBSTITUTE TRUSTEE'S DEED, DATED JANUARY 12, 1999, AND OF RECORD IN BOOK 11296, PAGE 748, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This conveyance is made subject to the following:

1) 2000 Taxes and subsequent years.
2) Property is subject to all matters affecting said premises as contained in Plat Book 2900, Page 112, Register's Office for Davidson County, Tennessee.
3) Property is subject to Restrictive Covenants contained in Book 3096, Page 5, Register's Office for Davidson County, Tennessee.
4) Any and all restrictions, conditions, and easements of record.

This is improved property known as: 210 Jacksonian Drive, Hermitage, TN 37076
(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 12th day of January, 2000.

Billy J. Lee

Rose M. Lee

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Billy J. Lee and wife, Rose M. Lee, with whom I am personally acquainted, or whose identity was proved to me on the basis of satisfactory evidence, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 12th day of January, 2000.

Susan Finley
NOTARY PUBLIC

My Commission Expires: 1-26-2002

PLEASE RETURN TO:

STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076