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Record & Return To:	STATE OF TENNESSEE COUNTY OF Williamson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $132,500.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of February, 2000. Notary Public MY COMMISSION EXPIRES: ~~September 8, 2001~~ 10-31-01 (AFFIX SEAL)

MARK CLANNEY LEGION NOTARY PUBLIC AT LARGE KNOX COUNTY TENN.

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney at Law, Three Maryland Farms, Suite 340, Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lawrence Falls	Premier Mortgage	Map 136-10
(NAME) 353 Clearlake Drive	(NAME)	Parcel 47
(ADDRESS) Nashville, TN 37217	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, THOMAS M. SULLIVAN AND SHEILA K. SULLIVAN, HUSBAND AND WIFE, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto LAWRENCE FALLS AND JIMMIE A. FALLS , hereinafter called the GRANTEE(S), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Property in Davidson County, Tennessee, being Lot No. 476 on the Plan of Priest Lake Park, Section 7-B, of record in Book 5200, page 174, 175, and 176, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Restrictive Covenants of record in Book 5456, page 509, Register's Office for Davidson County, Tennessee; Subject to all matters as shown on Plat Book 5200, pages 174, 175, and 176, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Thomas M. Sullivan And Sheila K. Sullivan, Husband And Wife, by Warranty deed from Jack Ward and wife, Isabel Ward, dated December 31, 1985, and recorded in Book 6756, page 223 Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved(X) property, known as 353 Clearlake Drive, Nashville, TN 37204
(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 GRANTEE(S), their heirs assigns forever; and we do covenant with the said GRANTEE(S) 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 except for the current year property taxes which are being prorated between the parties and GRANTEE(S)/GRANTOR(S) agreeing to pay said tax when due; 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 GRANTEE(S), 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/our hand(s) this 29th day of February, 2000.

Thomas M. Sullivan

Sheila K. Sullivan

Instr:200003140026246 Page: 1 OF 2
REC'D FOR REC 03/14/2000 12:58:12PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $490.25

STATE OF TENNESSEE **COUNTY WILLIAMSON**

Personally appeared before me, Linda V. Jones, a Notary Public in and for said State and County, Thomas M. Sullivan And Sheila K. Sullivan, Husband And Wife, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this the 29th day of February, 2000.

Notary Public

My commission expires: 10-31-01

