BOX 15

PREPARED BY (AND RETURN TO):

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W & I Ref: (st) Title No: 41541
Dav. Co. File: Box 8

Instr:200003200028326 Page: 1 OF 2
REC'D FOR REC 03/20/2000 3:36:29PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $714.10

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Jay W. Purkey Cynthia S. Purkey 908 Kenwick Court West Nashville, TN 37221	**North American Mortgage Company** **3883 Airway Drive** **Santa Rosa, CA 95403**

TAX MAP-PARCEL NUMBERS: 155-08-168

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 193,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Stuart A. Hansen and spouse, Julia Carter Hansen,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Jay W. Purkey and spouse, Cynthia S. Purkey,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No.168 on the Plan of Poplar Creek Estates, Phase II of record in Plat Book 6900, Pages 339 through 347, amended in Book 7900, Pages 888 and 889 and by Amendment and change of Survey Monumentation Register's Office for said County.

SAID lot No. 168 fronts 37.07 feet on the westerly margin of Kenwick Ct., West and extends back 165.35 feet on the northerly line and 120.80 feet on the southerly line to a dead line in the rear, measuring 135.00 feet thereon.

BEING the same property conveyed to Stuart A. Hansen and Wife, Julia Carter Hansen by deed from Rachel A. Touchton, Unmarried, of record in Book 10115, Page 151, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

SUBJECT to Taxes for the year 2000 and subsequent years; Covenants, Conditions and Restrictions of record in Book 6474, Page 346, Book 6486, Page 587, Book 6662, Page 433, Book 6987, Page 966, Book 7270, Page 648, and Book 7964, Page 33, Book 9472, Page 824, said Register's Office; The Plan of record in Plat Book 6900, Page 339 through 347, as amended by amendment & Change of Survey Monumentation of record in Plat Book 7900 Pages 888 & 889, said Register's Office, shows an owner's certificate, a 20 foot minimum setback line from Kenwick Ct., West together with a designated building site and a 10 foot easement for public utility and drainage purposed along the rear line of said lot, and a 2.5 by 25 foot utility anchor easement located on the southeasterly front corner of said lot.

This is improved property, known as: 908 Kenwick Court West, Nashville, TN 37221

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 18th day of March, 2000.

Stuart A. Hansen
Stuart A. Hansen

Julia Carter Hansen
Julia Carter Hansen

State of Tennessee
County of Davidson

On this 18th day of March, 2000, before me the undersigned authority, personally appeared **Stuart A. Hansen** and **Julia Carter Hansen**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-29-2000

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 193,000.00

Affiant

Sworn and subscribed before me on the 18th day of March, 2000.

Notary Public

My Commission Expires: 4/22/2001

LARRY WESTBROOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN