Book 2

Instr:200003210028810 Page: 1 OF 2
REC'D FOR REC 03/21/2000 1:35:34PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $517.63

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 139,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF March, 2000

Notary Public

MY COMMISSION EXPIRES: 3/10/03
(AFFIX SEAL)

BETTY HODGES NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN. My Commission Expires 3/10/2003

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Renee M.H. Yuen (NAME)	Bank of America (NAME)	MAP: 132-16
4720 Timberhill Drive (ADDRESS)	2059 Northlake Parkway (ADDRESS)	
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Tucker, GA 30084 (CITY) (STATE) (ZIP)	GROUP: 023.00

FOR AND 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, Lee A. Bell, married *

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Renee M.H. Yuen, unmarried

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:

Land in Davidson County, Tennessee, being Lot No. 800 on the Plan of Caldwell Hall, Section XIII, of record in Book 3300, page 66, Register's Office for said County, as follows:

Said Lot No. 800 fronts 85 feet on the easterly side of Timberhill Drive and extends back 165.1 feet on the north line and 165.2 feet on the south line to a dead line in the rear on which it measures 85 feet.

Being the same property conveyed to Lee A. Bell by deed from Ginger V. Beasley Dillon and Thomas W. Beasley of record in Book 7904, page 264, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2000 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 3300, page 66; of record in the Register's Office for Davidson County, Tennessee.

* Ann F. Bell, wife of Lee A. Bell, joins in this conveyance for the sole purpose of conveying any and all right, title and interest she may have in subject property by reason of her marital status, or otherwise.

unimproved ( )
This is improved (X) property, known as 4720 Timberhill Drive, Nashville, Tennessee 37211
(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 my hand this 13th day of March, 2000

Lee A. Bell

Ann F. Bell

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 Lee A. Bell and Ann F. Bell

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 13th day of March, 2000

Commission expires 3/10/03

Betty Hodges
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

_____
Notary Public

BETTY HODGES NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN. My Commission Expires 3/10/2003

WARRANTY DEED

FROM

Lee A. Bell and Ann F. Bell

TO

Renee M.H. Yuen

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027