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Instr:200003210028868 Page: 1 OF 2
REC'D FOR REC 03/21/2000 2:08:55PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $269.73

WARRANTY DEED

This Indenture made this **17th** day of **March, 2000** between **Land Enterprises, LLC, ,** GRANTOR, and **Kenneth W. Overton, unmarried ,** as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

Being Lot No. 131 on the Plan of Trinity Hills Village, Section Two, First Addition of record in Book 4450, page 45 and 46, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Land Enterprises, LLC by deed from United Companies Lending Corp. of record in Book 11477, page 420, Register's Office for Davidson County, Tennessee.

Subject to all matters of record in Plat Book 4460, page 45 and 46, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 4551, page 440, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

Improved property known as 2766 Old Matthews Road, Nashville, Tennessee 37207.

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 and assigns, forever; and we do covenant with 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **17th** day of **March, 2000.**

Land Enterprises, LLC

Ralph Stevens Chief Officer

County of Davidson

State of Tennessee

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Ralph Stevens with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged him/her self to be the Chief Officer of the Land Enterprises, LLC, and that he/she as such Chief Officer executed the foregoing instrument for the purpose therein contained by signing the name of Land Enterprises, LLC by him/her self as Chief Officer. Witness my hand and official seal this 17th day of March, 2000.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

MY COMMISSION EXPIRES:

My Commission Expires May 26 2002

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $72900

Affiant

Subscribed and sworn before me this 17th day of March, 2000.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

MY COMMISSION EXPIRES:

My Commission Expires May 26 2002

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Prepared by:
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

Address of New Owner
Kenneth W. Overton
2766 Old Matthews Road
Nashville, Tennessee 37207

Send Tax Bills to:
Franklin American Mortgage Company
501 Corporate Centre Drive, Suite 400
Franklin, Tennessee 37067

Map & Parcel Number:

Map 59-16 Parcel 201