48A
Realty

Instr:200003290031508 Page: 1 OF 2
REC'D FOR REC 03/29/2000 11:31:43AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $562.40

Prepared by:
Lassiter, Tidwell & Hildebrand,
Attorneys at Law
428 Wilson Pike Circle
Brentwood, TN 37027

NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

My Commission Expires
5-20-2003

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $152,000.00

James S Cush
Affiant

Subscribed and sworn to before me, this 27th day of March, 2000.

Notary Public
My commission expires: 05/20/03

Address of New Owner:	Send Tax Bills to:	Tax Information
James S. Cushman	New South Federal Savings Bank	172-12-0-B
712 Winter Court	1900 Crestwood Boulevard	253.00CO
Nashville TN 37211	Birmingham, AL 35282-0180	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, William K. Van Fleet and wife, Tommie E. Van Fleet, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to James S. Cushman and wife, Cynthia B. Cushman, hereinafter called the Grantees, their successors 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. 515 on the Plan of Bradford Hills, Section Ten, of record in Book 7900, Page 6, amended in Book 7900, Page 495 and Surveyors Certificate of Correction in Book 9219, Page 115, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to William K. Van Fleet and wife, Tommie E. Van Fleet by deed from Gordon L. Broussard and wife, Candace B. Broussard, of record in Book 10038, Page 767, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 712 Winter Court, Nashville, TN 37211

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 27th day of March, 2000.

William K Van Fleet
William K. Van Fleet

Tommie E. Van Fleet
Tommie E. Van Fleet

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, William K. Van Fleet and Tommie E. Van Fleet, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 27th day of March, 2000.

Notary Public

My Commission expires 05/20/03

TERESA L. BEARD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.