Instr:200004030033084 Page: 1 OF 2
REC'D FOR REC 04/03/2000 2:52:05PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $296.00

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,000.00

Barbara Jean Reece
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF March 20 00

ZANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

Notary Public

MY COMMISSION EXPIRES: March 29, 2003
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Barbara Jean Reece (NAME)	SunTrust Bank (NAME)	MAP 53-3
1402 Hadley Avenue (ADDRESS)	1 Park Place, N.E. (ADDRESS)	PARCEL 165
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	Atlanta, GA 30303 (CITY) (STATE) (ZIP)	

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, Mary F. Maxey and Donald E. Maxey

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Barbara Jean Reece, 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. 6 on the Plan of Section "C", Village of Old Hickory, as of record in Book 1424, Page 66, Register's Office for said County.

Said Lot No. 6 fronts 86 feet on the westerly side of Hadley Avenue and runs back 167.1 feet on the northerly line and 167.2 feet on the southerly line, to the easterly magin of Dodson Street, measuring 86 feet thereon, said Dodson Street having been changed by instrument of record in Book 1853, Page 281, said Register's Office, from a public street to a private driveway, with easement reserved therein for public utilities.

BEING the same property conveyed to Mary F. Maxey and Donald E. Maxey, mother and son, as joint tenants with right of survivorship, by Quitclaim deed from William E. Flatt, of record in Book 8613, Page 644, Register's Office for said County.

This conveyance is made subject to: (1) 2000 taxes, which have been prorated and assumed by the Grantees; and (2) All matters appearing on the Plan of record in Book 1424, Page 66, said Register's Office.

Power of Attorney being recorded simultaneously herewith.

unimproved ( )
This is improved (X) property, known as 1402 Hadley Avenue, Old Hickory, TN 37138
(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 our hand s this 29th day of March, 20 00

Mary F. Maxey By Donald E. Maxey ATTY-in Fact
Mary F. Maxey

Donald E. Maxey
Donald E. Maxey

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____ day of _____ 20_____ .

Commission expires _____ _____

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(or proved to me on the basis of satisfactory evidence) and who upon_____oath(s) acknowledged_____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ 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 _____ 20_____ .

My commission expires _____ _____

Notary Public

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, Donald E. Maxey, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Mary F. Maxey as her Attorney in Fact as the free act and deed of the within named Mary F. Maxey.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of March, 2000.

My Commission Expires: 3/29/03

NOTARY PUBLIC

ZANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

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 Donald E. Maxey, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of March, 2000.

My Commission Expires: 3/29/03

NOTARY PUBLIC

ZANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY