PREPARED BY (AND RETURN TO):

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Instr:200005010043067 Page: 1 OF 2
REC'D FOR REC 05/01/2000 2:26:52PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $680.43

W & I Ref: (gj) Title No: 41611
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
David Doyle Phyllis Doyle 551 Brentview Hills Drive Nashville, TN 37220	Union Federal Mortgage 175 East Main Street Hendersonville, TN 37075

TAX MAP-PARCEL NUMBERS: 160-03-137

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 183,900.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Max L. Alderson and spouse, Nancye C. Alderson,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **David Doyle and spouse, Phyllis Doyle,** 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. 88 on the Plan of Brentwood Hills, Section 5 of record in Plat Book 3842, page 260, Register's Office for said County.

SAID Lot No. 88 fronts 110 feet on the southerly margin of Brentview Hills Drive and extends back 525.47 feet on the easterly line and 524.67 feet on the westerly line to a dead line in the rear, measuring 110 feet thereon.

BEING the same property conveyed to Max L. Alderson and wife, Nancye C. Alderson by deed from Iris W. Chasteen, a widow of record in Book 5492, page 29, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2000, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 3842, Page 260, said Register's Office, which Plan shows a 40 foot minimum building setback line from Brentview Hills Drive and 10 foot easement for utility and drainage along the rear line(s); and a 2.5 x 25 foot utility anchor easement located on the northeasterly front corner of said lot.

This is improved property, known as: 551 Brentview Hills Drive, Nashville, TN 37220

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 27th day of April, 2000.

Max L. Alderson **Nancye C. Alderson**

State of Tennessee
County of Williamson

On this 27th day of April, 2000, before me the undersigned authority, personally appeared **Max L. Alderson** and **Nancye C. Alderson**, 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.

Notary Public

My Commission Expires: _____

State of Tennessee
County of Williamson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 183900.00

Affiant

Sworn and subscribed before me on the 27th day of April, 2000.

Notary Public

My Commission Expires: 4/4/06