00040366

BOX 28

Instr:200005080046429 Page: 1 OF 2
REC'D FOR REC 05/08/2000 2:52:32PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $321.90

THIS INSTRUMENT PREPARED BY:
Mudter & Patterson
Attorneys-at-Law
2000 Richard Jones Road, #110
Nashville, Tennessee 37215

FILE: Box 9B
First Title and Escrow Company, Inc.

FTEC No. 16965

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: $87,000.00

Affiant

Subscribed and sworn to before me, this 8th day of May, 2000.

Notary Public

My Commission Expires: 9/28/2002

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
DANIEL H. KING, JR.	NEW OWNER	MAP 156-13-D
251 Oak Forest Drive		PARCEL 13.00
Antioch, Tennessee 37013		FB#09D83694

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, PATRICK MALONE, MARRIED, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to DANIEL H. KING, SR. AND WIFE, DONNA J. KING, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is unimproved property.

TO HAVE AND TO HOLD said real estate with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Wherever used, this singular shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 8th day of May, 2000.

Patrick Malone
PATRICK MALONE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PATRICK MALONE, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 8th day of May, 2000.

My Commission Expires: 11/29/03

Notary Public

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Revision Two Final Plat for Chase Creek, as of record in Plat Book 9700, page 524, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Albert Wilson, unmarried and Patrick Malone, married by deed from Chase Creek, LLC, a Tennessee limited liability company of record in Book 11425, page 751, said Register's Office. Albert Wilson having conveyed his interest in said proeprty to Patrick Malone by quitclaim deed appearing as Instrument No. 0003102, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 2000 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 10659, page 914; (3) Easements of record in Book 10232, page 329; and (4) All matters appearing on the Plan of record in Plat Book 9700, page 524, said Register's Office.