Instr:200005170049477 Page: 1 OF 2
REC'D FOR REC 05/17/2000 9:06:34AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $296.00

WARRANTY DEED

PREPARED BY:

COLIN, INC.
115 Hazel Path Drive
Suite #1, Westover Building
Hendersonville, TN 37075
822-9911
File No.: 20-0400075

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $80,000.00.

Charles R. Petty
Affiant

Sworn to and subscribed before me on this the 9th day of May, 2000.

Mary V. Brooks
NOTARY PUBLIC
My Commission Expires: 6/24/2001

MARY V. BROOKS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

MORTGAGEE:

BNC Mortgage, Inc.
P. O. Box 19656
Irvine, CA 92623-9656

Address New Owner:	Send Tax Bills to:	Map-Parcel
Mr. Charles R. Petty	Same	148-07-0 077.00
1506 Denise Court		
Antioch, TN 37013		

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEES and other good and valuable consideration the receipt of which is hereby acknowledged, (I/WE), **JOAN MARIE STEWART CARTWRIGHT, unmarried**, hereinafter called the GRANTORS, have bargained and sold and by these presents, do transfer and convey unto **CHARLES R. PETTY, unmarried**, hereinafter called GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 806 on the Plan of Cherokee Hills, Section Eight, as of record in Book 3700, page 154, said Registers' Office for Davidson County, TN.

SAID Lot No. 806 fronts 76.0 feet on the East side of Denise Court and runs back between lines 206.1 feet on the North line and 197.8 feet on the South line, to a broken line in the rear measuring 97.1 feet thereon.

BEING the same property conveyed to JOAN MARIE STEWART CARTWRIGHT by instruments of record in Book 442, Page 425 and Book 4781, Page 876, Registers' Office for Davidson County, TN.

This is improved property known as 1506 Denise Court, Antioch, TN 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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 (my/our) hand(s) this the 9th day of May, 2000, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Joan Marie Stewart Cartwright

JOAN MARIE STEWART CARTWRIGHT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, JOAN MARIE STEWART CARTWRIGHT the bargainor(s) with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 9th day of May, 2000.

Mary V. Brooks

NOTARY PUBLIC

My Commission Expires: 06/24/2001

