THIS INSTRUMENT PREPARED BY/
PLEASE RETURN TO:
American Escrow Company
105 Hazel Path Mansion P. O. Box 1733
Hendersonville, TN 37077

Instr:200005190050248 Page: 1 OF 2
REC'D FOR REC 05/19/2000 9:24:51AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $299.33

WARRANTY DEED

Address of New Owner(s) as Follows:	Mortgagee: Send Tax Bills To:	Map-Parcel Numbers
Kenneth Wade Carter 1707 Turner Street Old Hickory, TN 37138	Columbia National Mortgage P. O. Box 3050 Columbia, MD 21045-6050	53-7-45 4D 45185

FOR AND IN 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,

Christopher Scott Mena and wife, Lesley Carver Mena

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Kenneth Wade Carter, 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 the southeasterly triangular part of Lot No. 56 and the northerly part of Lot No. 57 on the Revised Plan of Section "F" of Old Hickory as of record in Book 1424, Page 131, Register's Office for said County.

Said parts of Lots 56 & 57 fronts 76 feet on the easterly margin of Turner Street and runs back 155 feet on the southerly line and 155 feet more or less on the northerly line to a dead line in the rear measuring 88 feet thereon.

Being the same property conveyed to Luke J. Mena and wife, Linda S. Mena and Christopher Scott Mena by Deed of record in Book 9299, Page 294, and thence conveyed to Christopher Scott Mena and wife, Lesley Carver Mena by Quitclaim Deed of record in Book 9739, Page 563, Register's Office for Davidson, County, Tennessee

This conveyance is subject to all restrictions and easements of record.

This is improved property known as: 1707 Turner Street Old Hickory, TN 37138

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 HANDS THIS 17th day of May, 2000

Christopher Scott Mena Christopher Scott Mena

Lesley Carver Mena Lesley Carver Mena

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Christopher Scott Mena and wife, Lesley Carver Mena

with whom I am personally acquainted, and who acknowledged that he/he/they executed the within instrument for the purposes therein contained.

Witness my hand, at office the 17th day of May, 2000

K. J. Shelton
Notary Public

My Commission expires August 24, 2003

K. J. SHELTON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 17th day of May, 2000

My Commission Expires: August 24, 2003

K. J. Shelton
Notary Public

K. J. SHELTON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.