PREPARED BY (AND RETURN TO):

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W & I Ref: (gj) Title No: 41682
Dav. Co. File: Box 8

Instr:200006020055304 Page: 1 OF 2
REC'D FOR REC 06/02/2000 3:54:57PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $536.50

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Mildred T. Akin 2617 Westwood Avenue Nashville, TN 37212	GMAC Mortgage Corporation 1801 West End Avenue Nashville, TN 37203

TAX MAP-PARCEL NUMBERS: 104-15-464

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 145000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Linda M. Klosterman, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Mildred T. Akin,** 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. 1-B on the plan of Zone Lot Division of Lots 1 and 2 of resubdivision of part of Lot 21 of Bel-Air Subdivision of record in Book 6200, page 87 and amended in Book 6250, page 519, Register's Office for said County.

SAID Lot NO. 1-B fronts 25.86 feet on the southerly margin of Westwood Avenue and extends back 192.00 feet on the easterly line and 192.00 feet on the westerly line to a dead line in the rear, measuring 26.18 feet thereon.

Being the same property conveyed to Linda M. Klosterman, unmarried by deed from Patricia G. Kuykendall, unmarried of record in Book 10033, page 779, Register's Office for said County.

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 6200, Page 87 and amended in Book 6250, page 519, said Register's Office, to which plan reference is hereby made for a more complete description thereof; Restrictive covenants of record in Book 5748, page 283, Book 3096, page 485, Book 2959, page 83 and Restrictions Notes on the Plan of record in Book 6250, page 519, said Register's Office

This is improved property, known as: 2617 Westwood Avenue, Nashville, TN 37212

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 31st day of May, 2000.

Linda M. Klosterman

State of Tennessee
County of Williamson

On this 31st day of May, 2000, before me the undersigned authority, personally appeared **Linda M. Klosterman**, 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.

My Commission Expires: DEBORAH GAIL JOHNSON Notary Public, Davidson Co., TN My Comm. Expires Mar. 24, 2001

Notary Public

State of Tennessee
County of Williamson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 145000.00

Affiant

Sworn and subscribed before me on the 31st day of May, 2000.

My Commission Expires: DEBORAH GAIL JOHNSON Notary Public, Davidson Co., TN My Comm. Expires Mar. 24, 2001

Notary Public