39-B

Instr:200006120058698 Page: 1 OF 3
REC'D FOR REC 06/12/2000 3:34:08PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $628.63

THIS INSTRUMENT PREPARED BY:
George V. Crawford, Jr.
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
230 Fourth Avenue, North
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $169,900.00.

Affiant

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

Notary Public

My Commission Expires: 9-27-2003

Address New Owner As Follows:
Brett Allen McKinney and wife,
Shauna Leigh McKinney
7720 Dan Kestner Drive
Nashville, TN 37221

Send Tax Bills To:
SAME

Map-Parcel Number:
Map 128-10-236
9D 82900

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 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, **DEBRA A. SERFASS MORALES**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **BRETT ALLEN MCKINNEY AND WIFE, SHAUNA LEIGH MCKINNEY**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of First Revision of Meade Vue as of record in Book 9700, page 58, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Buddy Dunn Contractors, L.P., by deed of record in Book 9232, page 542, Register's Office for Davidson County, Tennessee. Being the same property conveyed to Debra A. Serfass Morales in Book 10220, Pg 943, RODC

Jeff Morales, husband of Debra A. Serfass Morales, joins in this instrument for the purposes of conveying any marital rights he may have in subject property.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. 2000 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Matters shown on the Plan of record in Book 9700, page 58, Register's Office for said County.

3. Declaration of Covenants, Conditions and Restrictions of record in Book 7461, page 462, Register's Office for said County.

This is improved property known as 7720 Dan Kestner Drive, Nashville, TN 37221.

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 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 further covenant and bind ourselves, our heirs and assigns, 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 person whomsoever.

WITNESS my hand this 8th day of June, 2000.

Debra A. Serfass Morales

Jeff Morales

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **DEBRA A. SERFASS MORALES**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 8th day of June, 2000.

Notary Public

My Commission Expires: 9-29-2007

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JEFF MORALES**, the within named bargainor, 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 7th day of June, 2000.

Notary Public

My Commission Expires: 3/23/02