Instr:200006270063864 Page: 1 OF 2
REC'D FOR REC 06/27/2000 11:51:43AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $281.20

WARRANTY DEED

ET-00-0448

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $76,000.00

Kim Dean
Affiant

Subscribed and sworn to before me, this 4th DAY OF May, 2000.

Rita B Mitchell
Notary Public

MY COMMISSION EXPIRES: 5-20-2003
(AFFIX SEAL)

RITA B. MITCHELL NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
2000 GLEN ECHO ROAD, SUITE 209
NASHVILLE, TENNESSEE 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David Dean and wife, Kim Dean	Volunteer State Bank	
(NAME)	(NAME)	
1437 Rice Hill Drive	239 West Main Street P.O. Box 8	149-11-0-A-64.00
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	Hendersonville, TN 37077	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we JAMES L. DEATRICK, JR. AND MARTY L. PENIX, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto DAVID DEAN AND WIFE, KIM DEAN, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Being Lot No. 64, Phase 3, Rice Hill, as shown by plat and survey of record in Plat Book 6900, page 292, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to James L. Deatrick, Jr. and Marty L. Penix by deed from Arnold M. Weiss, as Substitute Trustee of record in ~~Book~~ ____, ~~Page~~ ____, Register's Office for Davidson County, Tennessee. Inst. 200005170049463

This conveyance is subject to Restrictions of record in Book 6812, Page 48, said Register's Office.

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

unimproved ( )
This is improved (X) property, known as 1437 Rice Hill Drive, Antioch, Tennessee 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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 my/our hand(s) this 4th day of May, 2000.

James L. Deatrick, Jr.

Marty L. Penix

RITA B. MITCHELL NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, , a Notary Public in and for said County and State, the within named James L. Deatrick, Jr* , the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Antioch, Tennessee, this 4th day of May, 2000.

*and Marty L. Penix

My Commission Expires: 5-20-2003

Rita B. Mitchell
Notary Public

STATE OF Tennessee
COUNTY OF Davidson

and State aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the 4th day of May, 2000.

My Commission Expires _____

_____
Notary Public

MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
EXECUTIVE TITLE LLC
3584 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122