Instr:200007030065677 Page: 1 OF 3
REC'D FOR REC 07/03/2000 10:09:52AM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $232.73

JACK CASE WILSON
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 62,900.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
29th DAY OF June, 2000
Notary Public
MY COMMISSION EXPIRES: 4/16/02
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Wilson & Weiss Title Associate, 7100 Executive Center Dr. #150, Brentwood, TN 37027

B-1505

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Pamela D. Feller	Cendant Mortgage Corporation	029-00-0-087.00
(NAME)	(NAME)	
5841 Happy Hollow Road	6000 Atrium Way	
(ADDRESS)	(ADDRESS)	
Jolton, Tennessee 37080	Mt. Laurel, NJ 08054	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Marsha Lynn McCarthy

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Pamela D. Feller and Terry L. Feller, wife and husband

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:

Parcel No. 1: Land in the 14th, formerly the 24th Civil District of Davidson County, Tennessee, described as Tract No. 3 according to a survey made by C.J. Carney, Surveyor May 29, 1957, as follows:

Beginning at a point in the northern boundary line of the property conveyed to Nichols, N. 9 deg. 15' W 299.3 feet and N. 42 deg. W. 120.0 feet from the center of the Old Eaton's Creek Road; thence with the northern boundary line of said Nichols property and the property conveyed to Lee Aita, N. 83 deg. W. 510 feet to the SE corner of Tract No. 1 shown on said survey; thence with the line between said Tracts Nos. 1 and 3, N. 60 deg. 54' E. 132 feet to the common corner of Tracts Nos. 1, 3 and 4 as shown on said survey; thence with the line between Tracts 3 and 4, N. 86 deg. 57' E. 152 feet; thence S. 63 deg. 15' E. 238 feet; thence S. 42 deg. E. 36.1 feet to the beginning.

Parcel No. 2: Easement for the benefit of Parcel No. 1 as created by deed from Wililam W. Glenn, et. ux, to James B. Johnson, et. ux. of record in Book 4342, Page 39, said Register's Office for ingress and egress over, under and across the premises described as follows: An easement for a driveway as now existing and as shown on the above survey extending from the SE corner of Tract No. 4 on said survey in an easterly and southerly direction to Eaton's Creek Road on and across and over a strip or parcel of land which is dedicated for said purposes and to be used jointly by the owners of Tracts Nos. 1, 2, 3, and 4 as shown on said survey, their heirs and assigns, and which is described as follows:

Beginning at the southeast corner of Tract No. 4 on said survey being also the southwest corner of the property conveyed to Sanders; thence with the

CONTINUED

unimproved ( )
This is improved (X) property, known as 5841 Happy Hollow Road, Jolton, Tennessee 37080
(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 hand this 29th day of June, 2000

Marsha Lynn McCarthy

LEGAL DESCRIPTION CONTINUATION

southerly boundary line of said Tract No. 4, S. 71 deg. 30' W. 67.5 feet to the common corner of Tracts Nos. 3 and 4; thence with the eastern boundary line of said Tract No. 3, S. 63 deg. 15' E. 238 feet; thence S. 42 deg. E. 156.9 feet; thence S. 9 deg. 15' E. 299.3 feet to the center of Old Eaton's Creek Road; thence with the same S. 88 deg. E. 50 feet; thence N. 9 deg. 15' W. 299.3 feet, thence N. 42 deg. 2' 285 feet; thence N. 73 deg. W. 122.1 feet to the beginning.

Being that same property conveyed to Marsha L. Willis by deed from William J. Nelms and wife, Joyce Fay Nelms of record in Book 7374, Page 942, said Register's Office. And further conveyed from Marsha Lynn McCarthy and Kevin Southlas Joseph McCarthy to Marsha Lynn McCarthy by Quit Claim Deed of record in Book 9974, Page 216, said Register's Office.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

Upon oath, Marsha Lynn McCarthy warrants, covenants and certifies that he/she is one and the same person as Marsha L. Willis.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marsha Lynn McCarthy

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 29th day of June, 2000.

Commission expires 4/16/02

Notary Public

JACK CASE WILSON NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ 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 _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____.

My commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

On this, _____ day of _____, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____

My commission expires _____

Notary Public