2889 33-B

THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN & BURNSED, PLLC
424 Church Street, Suite 1750
Nashville, TN 37219

Instr:200007140069811 Page: 1 OF 2
REC'D FOR REC 07/14/2000 1:34:36PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $665.63

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Tax Map 172-3
Parcel B/34

The actual consideration or value, whichever is greater, for this transfer is $179,900.00

Jeffrey Talley
Affiant

Subscribed and sworn to before me this the 14th day of July, 2000.

ANGELA A. RAMSEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 1-27-2002

Angela A. Ramsey
Notary Public

ADDRESS NEW OWNER(S) AS FOLLOWS:

JEFFREY TALLEY
(Name)
660 MAGNOLIA LANE
(Street Address)
NASHVILLE TN 37211

SEND TAX BILLS TO:

SAME

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee(s)", and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **TERRY R. BRANNUM and wife, AMY S. BRANNUM,** hereinafter called the "Grantor(s)", have bargained and sold, and by these presents do transfer and convey unto **JEFFREY TALLEY, a married person**, hereinafter called the "Grantee(s)", his 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. 34 on the Plan of The Woodlands, Phase 2, as shown on plat of record in Plat Book 6900, page 635, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to Terry R. Brannum and wife, Amy S. Brannum, by Deed of record in Book 8686, page 992, Register's Office for Davidson County, Tennessee.

This is improved property known as: 660 Magnolia Lane
Nashville, Tenenssee 37211

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights for public utilities applicable to this property, and taxes for the current year which have been prorated herein.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee(s)", their heirs and assigns forever; and "Grantor(s)" do covenant with the said "Grantee(s)" that they 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 "Grantor(s)" do further covenant and bind themselves, their heirs and/or assigns to warrant and forever defend the title to the said land to the said "Grantee(s)", his heirs and assigns, against the lawful claims of all persons whomsoever.

14th IN WITNESS WHEREOF, the "Grantor(s)" have caused their names to be affixed hereto on this 14 day of July, 2000.

TERRY R. BRANNUM

AMY S. BRANNUM

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **TERRY R. BRANNUM AND AMY S. BRANNUM,** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledge that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 14th day of July, 2000.

Notary Public

My Commission Expires 7-27-2002

ANGELA A. RAMSEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

J:BRANNUM.WD