RECORD & RETURN TO:
FILE BOX 36
FILE # 16537SP

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

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Brentwood, Tennessee 37027
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Instr:200007200071692 Page: 1 OF 2
REC'D FOR REC 07/20/2000 10:49:52AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $1552.15

W & I Ref: (sk) Title No: 41812
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Terry P. Lybrand Rebecca E. Reddick 700 Hillwood Blvd. Nashville, TN 37205	Suntrust Bank P.O. Box 305110 Nashville, TN 37230

TAX MAP-PARCEL NUMBERS: 103-9-6

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 419,500.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Alfred A. Baumeister, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Terry P. Lybrand and spouse, Rebecca E. Reddick,** 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. 287 on the Plan of Hillwood Estates, Section 16 of record in Book 3300, page 89, to which plan reference is hereby made for a complete description.

BEING the same property conveyed to Alfred A. Baumeister and wife, Catherine Mars Hall as Tenants by the Entirety by deed from Hancock Homes, Inc. of record in Book 7735, page 217, Register's Office for said County. Alfred A. Baumeister and Catherine Mars Hall have since been divorced by final decree of the Probate Court for Davidson County, Tennessee, Doc. # 89D-3601, a Certified copy of which is of record in Book 8489, page 56, Register's Office for Davidson County, Tennessee. By Amended Final Decree Dated July 17, 2000, being recorded as Instrument No. 200007170070220 title to the property was vested in Alfred A. Baumeister.

Pamela Woodley Baumeister, spouse of Alfred A. Baumeister, joins in this conveyance soley to convey any and all marital interest she may have in the above described property.

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 3300, Page 89, said Register's Office, which Plan shows a 40 and 100 foot minimum building setback line from Forest Wood Drive and Hillwood Blvd. respectively and 20 foot easement for public utility along the broken westerly lines line(s).

This is improved property, known as: 700 Hillwood Blvd., Nashville, TN 37205

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 17th day of July, 2000.

Alfred A. Baumeister

Pamela Woodley Baumeister

State of Tennessee
County of Davidson

On this 17th day of July, 2000, before me the undersigned authority, personally appeared **Alfred A. Baumeister and Pamela Woodley Baumeister**, 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: 7-26-2003

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: $ 419,500.00

Affiant

Sworn and subscribed before me on the 17th day of July, 2000.

Notary Public

My Commission Expires: _____

AT LARGE
J. Michael Morgan
My Commission Expires
July 28, 2001
STATE OF TENNESSEE