Instr:200008220083095 Page: 1 OF 2
REC'D FOR REC 08/22/2000 2:28:42PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $391.83

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 135,900.00

Heather L Barton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF August 2000

Angela R. Burkeen
Notary Public

MY COMMISSION EXPIRES: 6/9/2002
(AFFIX SEAL)

ANGELA R. BURKEEN NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.
My Commission Expires JUNE 09, 2002

THIS INSTRUMENT WAS PREPARED BY
Title Escrow-Robertson County, 2784-A Highway 31W, White House, Tennessee 37188

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Timothy A. Barton (NAME)	Southeastern Mortgage (NAME)	MAP 71 GROUP 16
3716 Plantation Drive (ADDRESS)	115 29th Ave. South (ADDRESS)	PARCEL 48
Hermitage, Tennessee 37076 (CITY) (STATE) (ZIP)	Nashville, TN 37212 (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, Stephen W. Maples and wife, Christina M. Maples

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy A. Barton and wife, Heather L. Barton

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:

BEING Lot No. 546, on the Plan of Hermitage Hills, Section 5, of record in Plat Book 3300, Page 1 & 2, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Stephen W. Maples and wife, Christina M. Maples by deed from John N. Maples and wife, Brenda G. Maples of record in Book 9031, Page 867, Register's Office, Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to minimum building setback lines, and public utility easement, of record in Plat Book 3300, Page 1 & 2, said Register's Office.

unimproved ( )
This is improved (X) property, known as 3716 Plantation Drive, Hermitage, Tennessee 37076
(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 our hand s this 11th day of August, 2000

Stephen W. Maples

Christina M. Maples

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stephen W. Maples and wife, Christina M. Maples

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at White House, Tennessee, this 11th day of August 2000.

Commission expires 6/9/2002

Angela R. Burkeen
Notary Public

ANGELA R. BURKEEN NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.
My Commission Expires JUNE 09, 2002

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 _____ 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 _____, 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