WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/09/00 10:44 2pgs
Fees:11.00 Taxes:399.23

20001009-0100081

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 107,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF October, 2000

Notary Public

MY COMMISSION EXPIRES: 1/27/01 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Hallmark Title Company, 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Anthony D. Newell (NAME)	1st Trust Bank for Savings (NAME)	52-8A-219CO
1209 San Destin Trace (ADDRESS)	P. O. Box 17257 (ADDRESS)	11D 95236
Madison, TN 37115 (CITY) (STATE) (ZIP)	Memphis, TN 38187-0257 (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, Shawn Mertz and wife, Shaun Marie Mertz

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Anthony D. Newell, married

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:

LAND in Davidson County, Tennessee, being Lot No. 151 on the Plan of Heron Walk, Section Three, Phase One, of record in Plat Book 9700, Page 551, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Shawn Mertz and wife, Shaun Marie Mertz by deed from Allen Earps and wife, Betty F. Earps of record in Book 10967, page 192, Register's Office, Davidson County, Tennessee.

Declaration of Covenants, Conditions and Restrictions of record in Book 10095, page 464 and Book 10170, Page 124, said Register's Office.

Subject to an easement of record in Book 10116, page 295, said Register's Office.

unimproved ( )
This is improved (X) property, known as 1209 San Destin Trace, Madison, TN 37115
(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 6th day of October 2000

Shawn Mertz

Shaun Marie Mertz

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 Shawn Mertz and wife, Shaun Marie Mertz

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 Goodlettsville, Tennessee, this 6th day of October, 2000.

Commission expires 1/27/01

AT LARGE

Notary Public

DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, My Commission Expires JAN 27, 2001 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