WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/26/00 12:33 2pgs
Fees:11.00 Taxes:345.95

20001026-0106203

G-5356-E

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 93,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF October 2000

Notary Public

MY COMMISSION EXPIRES: 10-25-03
(AFFIX SEAL)

47

THIS INSTRUMENT WAS PREPARED BY

William D. Castleman, Attorney, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Darin J. Morrissey (NAME)	SOUTHEASTERN MORTGAGE (NAME)	MAP 83-7
910 Beechmont Place (ADDRESS)	115 29th Avenue, South (ADDRESS)	PARCEL 266
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Nashville, TN 37212 (CITY) (STATE) (ZIP)	15DA51410

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, Rosa K. Hayden, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Darin J. Morrissey, a married person

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. 21 on the Map of Roselawn as of record in Book 2133, Page 1, Register's Office for Davidson County, Tennessee.

SAID Lot No. 21 fronts 99 feet on the westerly side of Beechmont Place and runs back between lines, 150 feet on the northerly line and 176.7 feet on the southerly line, to a dead line in the rear on which it measures 49 feet.

~~Being the same property conveyed to Walter W. Hayden and wife, Rosa K. Hayden by deed from Rosa K. Hayden, of record in Book 7519, Page 180, Register's Office for Davidson County, Tennessee.~~

*SEE BELOW FOR DERIVATION
Taylor Koch Hayden executes this instrument as Attorney In Fact for Rosa Koch Hayden pursuant to Durable Power of Attorney of record in Book 7476, Page 884, Register's Office for Davidson County, Tennessee.

Rosa K. Hayden and Rosa Koch Hayden are one and the same person.

*Being the same property conveyed to Rosa K. Hayden by deed from John H. Lowe, Trustee, of record in Book 7519, page 181, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 910 Beechmont Place, Nashville, TN 37206
(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 23rd day of October 2000

Rosa K. Hayden
By: Rosa K. Hayden
Taylor Koch Hayden, Attorney-in-fact

DCTN01WC

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named _____ the bargainor_____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____, _____.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned, a Notary Public in and for the County and State 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, a corporation, and that _____ as such _____ and _____ being authorized to do so, 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 in _____ _____, Tennessee on this the _____ day of _____, _____.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 23rd day of October, 2000, before me, the undersigned, a Notary Public in and for said County and State, personally appeared TAYLOR KOCH HAYDEN to me known to be the person who executed the foregoing instrument in behalf of ROSA K. HAYDEN, and acknowledged that he executed the same as the free act and deed of the said ROSA K. HAYDEN.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 23rd day of October, 2000.

My Commission Expires: 6-25-03

Notary Public

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged to me that _____ is the _____ of _____, a Tennessee limited liability company, and that _____, being authorized so to, executed the within instrument for the puposes therein contained on behalf of the said _____, by signing _____ name as such _____.

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

_____
Notary Public

My Commission Expires:_____