Davidson County DEEDWARR
Recvd: 12/05/00 15:54 2pgs
Fees:11.00 Taxes:442.89

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STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$119,700.00
Harold P. Conrad
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
20th DAY OF November, 2000.
NOTARY PUBLIC:
MY COMMISSION EXPIRES: 1-26-2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harold P. Conrad and Carolyn S. Conrad 4728 Kalamath Drive Old Hickory, TN 37138	Mortgage Investors Group 8320 E. Walker Springs Ln Knoxville, TN 37923	Map 64-12 Parcel 51

For and in 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,

Billy Jeffery Lee and wife, Tonia Lynn Lee f/k/a Tonia Lynn Majnerich

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Harold P. Conrad and wife, Carolyn S. Conrad

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. 349 ON THE PLAN OF SHERWOOD FORREST, SECTION 4, AS OF RECORD IN PLAT BOOK 4460, PAGES 182 AND 183, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO BILLY JEFFERY LEE AND TONIA LYNN MAJNERICH BY DEED FROM JOHN R. JOHNSON AND WIFE, JUDY G. JOHNSON, DATED MARCH 29, 1994, AND OF RECORD IN BOOK 9296, PAGE 208, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This conveyance is made subject to the following:
1) 2001 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as contained in Plat Book 4460, Page 182 and 183, Register's Office for Davidson County, Tennessee, including but not limited to a 30 foot minimum setback line along the front of said lot, and a 10 foot utilities and drainage easement along the rear of said property.
3) Property is subject to Restrictive Covenants contained in Book 4704, Page 448, Register's Office for Davidson County, Tennessee.
4) Any and all restrictions, conditions, and easements of record.

This is improved property known as: 4728 Kalamath Drive, Old Hickory, TN 37138
(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 20th day of November, 2000.

Billy Jeffery Lee

Tonia Lynn Lee

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Billy Jeffery Lee and wife, Tonia Lynn Lee f/k/a Tonia Lynn Majnerich, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 20th day of November, 2000.

NOTARY PUBLIC

My Commission Expires: 1-26-2002

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076