Davidson County DEEDWARR
Recvd: 12/12/00 09:15 2pgs
Fees:11.00 Taxes:462.50

20001212-0122108

WARRANTY DEED

WHITE-H00355

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00

Affiant

Subscribed and sworn to before me, this 1st DAY OF December, 2000.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

GEORGE R. WOODS, SR. NOTARY PUBLIC AT LARGE EXPIRES: OCT 9, 2002 SUMNER COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY:
Middle Tennessee Escrow Company, LLC
113 Hazel Path, The Southall Building
Hendersonville, Tennessee 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
LeRoy White and Margaret M. White	Same.	51-10-D-113
(NAME)	(NAME)	
1411 Lewis Road		
(ADDRESS)	(ADDRESS)	
Madison, Tennessee 37115		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, ADAM DEBERRY AND WIFE, MARGIE DEBERRY, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto LEROY WHITE AND MARGARET M. WHITE, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to-wit:

Being Unit "B" as shown on exhibit "A" on the Amended Master Deed of Oakland Trace Condominiums, Section II, of record in Book 7302, page 648, Register's Office for Davidson County, Tennessee, which incorporated said Unit "B" into the adjoining Plat known as Oakland Trace Condominiums, Section II, of record in Book 6200, page 558, Register's Office for Davidson County, Tennessee.

Being Unit "B" on the Master Deed establishing a Horizontoal Property Regime with Respect to Oakland Trace Condominiums, Section II, of record in Book 7302, Page 648, and originally in Book 7111, Page 295, Register's Office for Davidson County, Tennessee. The easements, restrictive covenants, conditions and regulataions imposed upon and relating to the property , co-owners, and tenants of Oakland Trace Condominiums, Section II, contained in the Master Deed and the By-Laws appended thereto, recorded in Book 7111, Page 295, as amended in Book 7302, Page 648, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

BEING the same property conveyed to Adam DeBerry and Margie DeBerry by Deed from Judy Phillips Harrison Roberts filed for record on 2-17-2000 in Instrument# 200002170015799, said Register's Office.

unimproved ( )
This is improved (X) property, known as 1411 Lewis Road, Madison, Tennessee 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 my/our hand(s) this 1st day of December, 2000.

Adam DeBerry

Margie DeBerry

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, George R. Woods Sr., a Notary Public in and for said County and State, the within named Adam DeBerry and wife, Margie DeBerry, the bargainor(s), with whom I am personally acquainted or 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 and official seal at Madison, Tennessee, this 1st day of December, 2000.

My Commission Expires:

GEORGE R. WOODS, SR. NOTARY PUBLIC AT LARGE EXPIRES: OCT. 9, 2002 SUMNER COUNTY, TENN

Notary Public

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public within and for said 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, 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 _____.

Witness my hand and official seal at office at _____ on this the 1st day of December, 2000.

My Commission Expires _____

_____

Notary Public

AFTER RECORDING PLEASE RETURN TO:

Middle Tennessee Escrow Company, LLC
113 Hazel Path, The Southall Building
Hendersonville, Tennessee 37075