Davidson County DEEDWARR
Recvd: 02/02/01 13:21 2pgs
Fees:11.00 Taxes:580.90

20010202-0010459

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP39581

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $157,000.00

X Barry D. Beatty
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 31st day of January, 2001

Notary Public

MY COMMISSION EXPIRES: 5/26/02

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Barry D. Beatty	Jefferson Heritage Mortgage Company	142-11-106
7211 Willow Creek Dr,	15435 Clayton Road	
Nashville, TN, 37211	Ballwin, MO 63011	

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, I/WE,

John R. Lightsey, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Barry D. Beatty and Andrea A. Akin both unmarried

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. 46 on the Plan of Valley West, Section III, of record in Book 3500, page 138, Register's Office for said County, as follows:

Said Lot No. 146 fronts 115.10 feet on the easterly side of Willow Creek Drive and runs back 168.59 feet on the northerly line and 179.23 feet on the southerly line to a dead line in the rear on which it measures 115.59 feet.

Being the same property conveyed to John R. Lightsey and wife, Gretchen L. Lightsey, by Deed from Martin Construction Company dated February 7, 1966 and filed for record in Book 3985, page 596, Davidson County Register's Office.

Unimproved ( )
This is improved (X) property known as 7211 Willow Creek Dr,, Nashville, TN 37211

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.

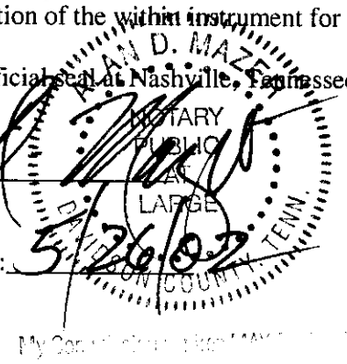
Witness my/our hand(s) this 31st day of January, 2001

John R. Lightsey
John R. Lightsey

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County, and State the within named John R. Lightsey, unmarried, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged the execution of the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 31st day of January, 2001



Notary Public

My Commission Expires: 5-26-02