WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/14/01 09:58 2pgs
Fees:11.00 Taxes:306.18

20010214-0014164

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSACTION IS
$ 82,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 24th DAY OF May, 1999

Notary Public

MY COMMISSION EXPIRES: 1-20-02
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SERVICE TITLE & ESCROW COMPANY, INC.,
4721 TROUSDALE DRIVE, SUITE 216, NASHVILLE, TENNESSEE 37220

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Deborah Sue Watson	Same	
5170 Hunters Point Lane		94-5-129
Hermitage, Tennessee 37076		

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, Rocky Hill Enterprises, Inc.

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

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:

Being Lot No. 30-A on the Plan of Zone Lot Division, Lots 30 and 31, Hunters Point Subdivision, of record in Book 5200, page 736, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

BEING a part of the same property conveyed to Rocky Hill Enterprises, Inc., by Quitclaim Deed from Wanda J. Williams and husband, Ronnie Kelley, dated July 31, 1997, recorded October 13, 1997, of record in Book 10644, page 304, Register's Office for Davidson County, Tennessee.

Easements and setback lines of record in Book 5200, page 736.

THIS IS IMPROVED (X) UNIMPROVED ( ) PROPERTY KNOWN AS:

5170 Hunters Point Lane,	Hermitage,	Tennessee	37076
(HOUSE NUMBER) (STREET)	(CITY)	(STATE)	(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(s) this the 24th day of May, 1999.

ROCKY HILL ENTERPRISES, INC.

BY:

Patricia S. Carden, President

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public of the State and County aforesaid, _____, the within named bargainor(s), 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 purpose therein contained.

WITNESS my hand, at office, this the _____ day of _____, 19____.

_____
NOTARY PUBLIC

My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Patricia S. Carden, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged herself to be President (or other officer authorized to execute this instrument) of the Rocky Hill Enterprises, Inc., the within named bargainor, a corporation, and that she as such President, being authorized to do so, executed the foregoing instrument for the purpose therein, by signing the name of the corporation by herself as President.

WITNESS my hand and seal, at office in _____, this the _____ day of May, 1999.

Karen Taylor
NOTARY PUBLIC

My Commission Expires: 1-20-02