WARRANTY DEED

Return To:

SOUTHERN TITLE SERVICES, LLC
613 Potomac Place, Suite 201
Smyrna, TN 37167

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 115,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May, 2001

NOTARY PUBLIC AT LARGE

Notary Public

MY COMMISSION EXPIRES: 11/17/02

(AFFIX SEAL)

RUTHERFORD COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
CASTLEMAN TITLE & ESCROW, INC., 213 A Ward Circle, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Atala M. Tegegne (NAME)	First National Bank (NAME)	162-3-322
712 Muskogean Court (ADDRESS)	1333 Main St. (ADDRESS)	
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Columbia SC 29201 (CITY) (STATE) (ZIP)	

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, Dickie Bruce Kirk and wife, Rebecca W. Kirk

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Atala M. Tegegne and husband, Gobeze Aragaw

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. 132 on the Plan of Haywood Hills, Section Three, of record in Plat Book 4460, Page 164, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Dickie Bruce Kirk (single) and Edward Hugh Kirk and wife, Neva Ruth Kirk by deed of record in Book 4967, Page 718; and further conveyed to Dickie Bruce Kirk and wife, Rebecca W. Kirk by Quitclaim Deed from Edward Hugh Kirk and wife, Neva Ruth Kirk in Book 9578, Page 971, both in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 2001 and subsequent years, easements and restrictions of record.

Davidson County DEEDWARR
Recvd: 05/03/01 10:34 2pgs
Fees:11.00 Taxes:428.83

20010503-0045451

unimproved ( )
This is improved (X) property, known as 712 Muskogean Court, Antioch, Tennessee 37013
(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 1st day of May, 2001

Dickie Bruce Kirk

Dickie Bruce Kirk

Rebecca W. Kirk

Rebecca W. Kirk

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dickie Bruce Kirk and wife, Rebecca W. Kirk

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 1st day of May 2001.

Commission expires 1-26-04

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County 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 _____, and attesting the same by the said _____ as such _____.

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

My commission expires _____

Notary Public

RUTH M. FORAN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.