Davidson County DEEDWARR
Recvd: 10/01/01 15:30 2pgs
Fees:13.00 Taxes:105.96
20011001-0105784

THIS INSTRUMENT PREPARED BY:
BOTTORFF, KAVIN & COOK, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

WARRANTY DEED

****

Address New Owner:	Send Tax Bills To:	Map-Parcel
Thomas E. Street 270 Tampa Drive, Unit E13 Nashville, TN 37211	Owner	133-16-A-48

****

STATE OF TENNESSEE
COUNTY OF Williamson

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $28,637.13.

Affiant

Subscribed and sworn to before me this 25th day of September, 2001.

Notary Public

My Commission Expires: 12/15/2004

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FOR AND IN CONSIDERATION of Twenty-Eight Thousand Six Hundred Thirty-Seven & 13/100 Dollars ($28,637.13), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **VAN EDDIE BAYNE** ("Grantor") by these presents does hereby transfer, sell and convey to **THOMAS E. STREET** ("Grantee"), his heirs and assigns, all his interest, right and title in and to a certain tract or parcel of real property located in Davidson County, State of Tennessee, more particularly described as follows, to-wit:

> Land in Davidson County, Tennessee, being Unit E-13 of Harding Glen Condominiums, as established by a Master Deed of record in Book 6400, page 801, amended in Book 9397, page 814, and Book 11509, page 965, Register's Office, Davidson County, Tennessee.
>
> Being the same property conveyed to Van Eddie Bayne, by Deed from Terrence M. McGovern and wife, Linda L. McGovern, dated October 22, 1996, of record in Book 10237, page 314, Register's Office, Davidson County, Tennessee.

This conveyance is subject to all restrictions of record and all matters shown on the plat of record and real property taxes for 2001.

This is improved property known as 270 Tampa Drive, Unit E13, Nashville, Tennessee 37211.

JANET MARIE BAYNE, SPOUSE OF VAN EDDIE BAYNE, JOINS IN THE EXECUTION OF THIS WARRANTY DEED TO CONVEY ALL HER MARITAL RIGHT, TITLE AND INTEREST IN AND TO SAID REAL PROPERTY.

TO HAVE AND TO HOLD the said property, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs and assigns, forever.

AND Grantors do hereby covenant with the Grantee that they are lawfully seized and possessed of the said land in fee simple, have a good right to convey it, and the same is unencumbered except for those matters hereinabove mentioned.

AND Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to said real property to the Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 25th day of September, 2001.

GRANTORS:

Van Eddie Bayne
VAN EDDIE BAYNE

Janet Marie Bayne
JANET MARIE BAYNE

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, VAN EDDIE BAYNE, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 25. day of Sept., 2001.

Melissa K. O'Neal
Notary Public

My Commission Expires: 6/5/05

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JANET MARIE BAYNE, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument or the purposes therein contained.

Witness my hand and official seal this 25th day of Sept., 2001.

Melissa K. O'Neal
Notary Public

My Commission Expires: 6/5/05