Return D-0149

Jack Case Wilson
Title Associates
7100 Executive Ctr. Dr., Suite 150
Brentwood, TN 37027

Prepared by

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) **41660**

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER
IS **$ 99,000.00.**

DANA DELWORTH NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
THIS **21st DAY OF FEBRUARY, 2003.**

Notary Public

MY COMMISSION EXPIRES: 1/2/04

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL #
Lori Kinney **5534 Oakmont Circle** **Nashville, Tennessee 37209**	Same	**103-6-30** **8DA 56440**

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, CLETUS L. BEATTY, CHARLES C. BEATTY, IVA MAE SHEARER, INA RHEA ROBBINS, and SAMUEL W. BEATTY, being all of the heirs at law of MILRED F. BEATTY, deceased**

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

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. 8 on the Revised Plan of Richland Meadows, Section IV, of record in Book 2330, page 95, Register's Office for said County.

Said Lot No. 8 fronts 65 feet on the north side of Oakmont Circle and runs back between parallel lines, 141.1 feet on the west line and 104.61 feet on the east line to a dead line in the rear on which it measures 75.3 feet.

Being the same property conveyed to Mildred F. Beatty by deed from Melvin Ryan and wife, Mable B. Ryan, of record in Book 3979, page 935, Register's Office for Davidson County, Tennessee. The said Mildred F. Beatty having since died.

Unimproved ( )

This is improved (X) property, known as **5534 Oakmont Circle, Nashville, Tennessee 37209**

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.

Davidson County DEEDWARR
Recvd: 03/21/03 13:02 2pgs
Fees:13.00 Taxes:366.30
20030321-0037769

WITNESS OUR HANDS THIS 21st DAY OF FEBRUARY, 2003.

THE HEIRS AT LAW OF MILDRED F. BEATTY

Cletus L. Beatty by Ina Rhea Robbins, Atty in fact
CLETUS L. BEATTY

Charles C. Beatty by Ina Rhea Robbins, Atty in fact
CHARLES C. BEATTY

Iva Mae Shearer by Ina Rhea Robbins, Atty in fact
IVA MAE SHEARER

Samuel W. Beatty by Ina Rhea Robbins, Atty in fact
SAMUEL W. BEATTY

Ina Rhea Robbins
INA RHEA ROBBINS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 21st day of February, 2003, before me personally appeared INA RHEA ROBBINS, to me known to be the person who executed the foregoing instrument in behalf of CLETUS L. BEATTY, CHARLES C. BEATTY, IVA MAE SHEARER and SAMUEL W. BEATTY, as their Attorneys-in-fact, and acknowledged that she executed the same as the free act and deed of the said CLETUS L. BEATTY,CHARLES C. BEATTY, IVA MAE SHEARER and SAMUEL W. BEATTY, as though they had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 21st day of February, 2003.

Alan D. Mazed
NOTARY PUBLIC

ALAN D. MAZED NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 3/25/06

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named INA RHEA ROBBINS, the bargainor, 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 for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 21st day of February, 2003.

Alan D. Mazed
NOTARY PUBLIC

ALAN D. MAZED NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 3/25/06