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File #200350383

Davidson County DEEDWARR
Recvd: 06/06/03 14:13 2pgs
Fees:13.00 Taxes:532.80

20030606-0078559

CATHERINE R. VASS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. MY COMMISSION EXPIRES MAY 30TH 2004

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 144,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of May, 2003.

Notary Public

MY COMMISSION EXPIRES: 5-30-04

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 4733 Andrew Jackson Pkwy., Suite 1-C, Hermitage, TN 37076

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel Becker and Sharen Camille MacEnulty	SUNTRUST MORTGAGE	Map 149-6-0
(NAME) 5037 Countryside Drive	(NAME) 201 4TH AVE NORTH/7TH FLOOR	Parcel 063.00
(ADDRESS) Antioch TN 37013	(ADDRESS) NASHVILLE, TN 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, **JOHN L. HEWITT AND WIFE HILLARY J. HEWITT,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **DANIEL BECKER AND WIFE SHAREN CAMILLE MACENULTY,** 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 all of Lot No. 92, on the Plan of Pebble Trail, Section I, as shown by plat appearing of record in Plat Book 6900, Page 990, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to John L. Hewitt and wife, Hillary J. Hewitt by Warranty Deed of record in Book 9838, page 27, said Register's Office.

This conveyance is subject to the following: Restrictive Covenants as of record in Book 8176, page 296; Sanitary Sewer and/or Storm Drainage Easement of record in Book 5209, page 421; and, any and all matters shown on plat of record in Plat Book 6900, Page 990; all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 5037 Countryside Drive, Antioch, TN 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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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 hands this 30th day of May, 2003.

John L. Hewitt

Hillary J. Hewitt, by John L. Hewitt, Atty in fact

Hillary J. Hewitt, by John L. Hewitt, her Attorney in Fact

STATE OF Tennessee

COUNTY OF Davidson

On this 30th day of May, 2003, before me personally appeared John L. Hewitt, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained, and who further acknowledged that he/she is the attorney-in-fact of Hillary J. Hewitt and is authorized by him/her, and does hereby acknowledge the execution of this instrument on his/her behalf, by virtue of an instrument of record in Instrument No 20030606 0078558 Register's Office of Davidson County, Tennessee.

Witness my hand and official seal, this 30th day of May, 2003.

Notary Public

LINDA V. JONES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 7-23-05

(SEAL)

Mail After Recording To:
David W. Kious
Southern Title Services, LLC
4733 Andrew Jackson Pkwy., Suite 1-C
Hermitage, TN 37076