This instrument prepared by: Thomas H. Black, Attorney at Law,
223 Madison Street, Madison, Tennessee 37115

WARRANTY DEED

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ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JERRY L. FARMER	SAME	Map 51
(NAME) 105 Allen Court South	(NAME)	Parcel 105
(STREET ADDRESS OR ROUTE NUMBER) Hendersonville, TN	(STREET ADDRESS)	12 DZ 15730
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ----------TEN AND 00/100----------

----------($10.00)----------*DOLLARS*

cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged,

JAMES TAYLOR AND WIFE, MARGARET FITZGERALD TAYLOR, hereinafter referred to as Grantors,

have bargained and sold, and by these presents do transfer and convey unto JERRY L. FARMER, hereinafter referred to as Grantee, his *the said* *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

A Tract of land in the 12th Civil District of Davidson County, Tennessee, described according to a survey made by William Collier Parrish, Associates, Civil Engineers, dated Feb. 3, 1959, as follows: Beginning at a point in the northwesterly margin of Walton Lane 289.67 feet southwesterly from the southwest corner of the Ike Chubb Estates Property, thence with the margin of said Walton Lane southwesterly with the curve 115 feet; thence north 17 degrees 54 minutes west 327.89 feet to the Ike Chubb Estate's southerly line; thence eastwardly with the Ike Chubb Estate's southerly 17.06 feet; thence south 35 degrees 31 minutes east 318.93 feet to the margin of Walton Lane, the point of beginning, containing .48 acres, more or less.

Being the same property conveyed by prior warranty deeds to Jim Walter Corporation of record in Book 3163, page 268, Register's Office for Davidson County, Tennessee, and from Mid State Homes, Inc., a Florida corporation, to James Taylor and Margaret Fitzgerald of record in Book 5084, page 876, said Register's Office. Jim Walter Corporation and Mid State Homes, Inc. join in this conveyance for the purpose of conveying all of their right, title, and interest in and to said property to the Grantee named herein and for the further purpose of removing any cloud to title and correcting any defect in the chain of title which may have arisen as a result of there being no deed of record from Jim Walter Corporation to Mid State Homes, Inc.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 16,000.00

Subscribed and sworn to before me, this the 19th day of August 19 78

Affiant

My commission expires: 11/13/79 (Affix Seal)

Notary Public

Margaret Fitzgerald and Margaret Fitzgerald Taylor are one and the same person.

SEP 22 78	CONV	*6,000.00			
SEP 22 78	S'TAX		B*	15.60	
SEP 22 78	PR'FEE		B*	.50	
SEP 22 78	W'DEED		B*	6.00	* 22.10

E 90219

IDENTIF. REFERENCE

SEP 22 1 16 PM '78

REGISTER
DAVIDSON COUNTY, TENN.

unimproved ( )
This is improved ( ) property, known as ..... (House Number) ..... (Street) ..... P. O. Address: ..... (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his *heirs and assigns, forever.*

And we *do covenant with the said* Grantee *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.*

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* Grantee, his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our hands *this* 8th *day of* September, *19* 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

JIM WALTER CORPORATION

By: J. H. Kelly, Asst. Vice President

MID STATE HOMES, INC.

By: H. R. Clarkson, Vice President

James Taylor

Margaret Fitzgerald Taylor

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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* JAMES TAYLOR AND MARGARET FITZGERALD TAYLOR

*the bargainor*S, *with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Madison, *Tennessee, this* 19th *day of* September, 19 78.

Thomas M Black, *Notary Public.*

Commission Expires 11/13/79

STATE OF FLORIDA
COUNTY OF HILLSBOROUGH

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* ~~the within named~~ H. R. Clarkson, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice President of MID STATE HOMES, INC., the within named bargainor, a corporation, and that he as such Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as Vice President.

Witness my hand and official seal at Tampa *this* 8th *day of* September, 1978.

Notary Public, *Notary Public.*

Notary Public State of Florida at Large
My Commission Expires Feb.7, 1981.

Commission Expires

STATE OF ~~TENNESSEE~~ FLORIDA :
COUNTY OF ~~DAVIDSON~~ HILLSBOROUGH :

Before me, the undersigned, *a Notary Public of the State and County aforesaid, personally appeared* J. H. Kelly, *with whom I am personally acquainted, and who, upon oath, acknowledged* himself *to be* Asst. Vice President *of the* JIM WALTER CORPORATION, *the within named bargainor, a corporation, and that he as such* Asst. Vice President, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* himself *as* Asst. Vice President.

Witness my hand and seal, at office in Tampa,
this 8th *day of* September, *19* 78

Notary Public, *Notary Public*

Notary Public State of Florida at Large
My Commission Expires Feb.7, 1981.

Commission Expires