This instrument prepared by:
Sam D. Hodges, III
Grissim and Hodges, Attorneys
323 Union Street
Nashville, Tennessee 37201

Box 21

WARRANTY DEED

BOOK 6967 PAGE 162

ADDRESS NEW OWNER:	NAME OF MORTGAGEE:	MAP/PARCEL NO.:
JAMES DRIVER et ux 101 Roanoke Drive Goodlettsville, TN 37072	Ruth Eleaner Sisco 205 Dora Drive Goodlettsville, TN 37072	Part of Map 25 Parcel 59

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, RUTH ELEANER SISCO, an unmarried woman, the "Grantor," has bargained and sold, and by these presents does transfer and convey unto the said JAMES DRIVER and wife, LINDA DRIVER, the "Grantees," their heirs, successors and assigns, that certain land in Davidson County, State of Tennessee, being more particularly described in Exhibit "A" attached hereto and incorporated herein by reference.

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, successors and assigns, forever. And I do covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except for current year real property taxes, and except as of record.

And I do further covenant and bind myself, my heirs and representatives to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors and assigns, against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 2nd day of September, 1986.

Ruth Eleaner Sisco
RUTH ELEANER SISCO

3 7 8 7 3

IDENTIFICATION REFERENCE

SEP 3 10 41 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer, or value of property (whichever is greater) is $17,400.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

James Driver
Affiant

Sworn to and subscribed before me this 2nd day of September, 1986.

Michele House
NOTARY PUBLIC
My Commission Expires: 4-17-88

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared RUTH ELEANER SISCO, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office in Nashville, Tennessee, this 2nd day of September, 1986.

Michele House
NOTARY PUBLIC

My Commission Expires: 4-17-88

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 2 of the Ruth Sisco Subdivision, as shown on the plat of record in Plat Book 6250, page 952, in the Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Ruth Eleaner Sisco, unmarried, by Quitclaim Deed of record in Book 5020, page 48, said Register's Office.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6967 PAGE 165

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			17400 CO- CAMT.	
			48.72 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	58.22-
7284A09/03/86			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37873

IDENTIFICATION REFERENCE

SEP 3 10 41 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 290119