file box 8/jcb

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

BOOK 7104 PAGE 228

ADDRESS NEW OWNER:
John M. Ticco, Jr.
1304 Belmont Park Court
Nashville, TN. 37215

MORTGAGEE:
First Tennessee Bank National Association
P. O. Box 1000, Dept. 47
Memphis, Tennessee 38148

MAP-PARCEL NUMBERS:
MAP 131-11
PARCEL 23
16DA-29228

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, James E. Poole, Jr., unmarried,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto John M. Ticco, Jr. and wife, Regina Ferrante Ticco

hereinafter called the Grantee, Grantee's 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 Lot No. 46 on the plan of Seven Hills, Section 1, of record in Book 2133, pages 81 & 82, Register's Office for said County.

SAID Lot No. 46 fronts 177.1 feet on the broken northerly margin of Belmont Park Court and extends back 180.0 feet on the easterly line and 273.1 feet on the westerly line to a dead line in the rear, measuring 287.4 feet thereon.

Being the same property conveyed to James E. Poole, Jr., unmarried by deed from Merrill Lynch Relocation Management, Inc., a California Corporation of record in Book 5991, page 420, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 2249, page 184, said Register's Office, and to the matters set forth in the above referenced plan of record.

82702

IDENTIFICATION REFERENCE

JAN 12 1 2h PM '87

REGISTER
DAVIDSON COUNTY, TN

This is (xxx) improved property, known as 1304 Belmont Park Court, Nashville, TN. 37215.

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, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 9th day of January, 19 87.

James E. Poole, Jr.

STATE OF TENNESSEE
COUNTY OF Davidson

On this 9th day of January, 19 87, before me personally appeared James E. Poole, Jr., to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

My Commission Expires: 10-24-88

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7104 PAGE 229

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 130,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 9th day of January, 1987.

My Commission Expires: 10-24-88

_____
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

from:
James E. Poole, Jr.

to:
John M. Ticco, Jr. and wife, Regina Ferrante Ticco

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-26166

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

RECEIVED OF _____

FOR _____

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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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 2 7 0 2

IDENTIFICATION REFERENCE

JAN 12 1 29 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 33641