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STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater, for this transfer is $ 49,500.00

Subscribed and sworn to before me, this the 22nd day of January, 19 88

My commission expires: 11/16/91 (Affix Seal)

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
TENNESSEE TITLE & TRUST, INC.
181 East Main Street • Jefferson Building • Suite 8 • Hendersonville, Tennessee 37075

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Merton M. Beckwith	First Federal Savings Bank of TN
419 Raintree Village	101 West Lincoln Street
Hermitage, TN 37076 (STREET ADDRESS)	Tullahoma, TN 37388 (STREET ADDRESS)
CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO 64-1-61.00 4D-91027	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, C. Hooper Development Company, Inc.

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Merton M. Beckwith and wife, Patricia L. Beckwith

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot No. 45 on the Plan of Brandywine Place as of record in Book 6250 at page 327 & 328, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being a part of the same property conveyed to C. Hooper Development Company by Quitclaim Deed of record in Book 6308 at page 354 and a part of the same property conveyed to C. Hooper Development Company, Inc. of record in Book 6305 at page 873, Register's Office for Sumner County, Tennessee.

This conveyance is subject to taxes for the year 1988 and sequent years, Association Assessments and Declaration of covenants, conditions and restrictive covenants of record.

00500

IDENTIFICATION REFERENCE

JAN 27 8 36 AM '88

DAVIDSON COUNTY, TN

THIS IS XX IMPROVED PROPERTY KNOWN AS Lot 45 Brandywine Place, Old Hickory, TN 37138

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 22nd day of January, 19 88

C. Hooper Development Company, Inc.
BY: C. E. Hooper, Jr., President

Sign exactly

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____ _____
Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____ _____
Notary Public

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, W. B. WARD, a Notary Public of the State and County aforesaid, personally appeared C.E. Hooper, Jr. with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the President (or other officer authorized to execute the instrument) of the C. Hooper Development Company, Inc., the within named bargainor, a corporation, and that C.E. Hooper, Jr. as such President executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as said President.

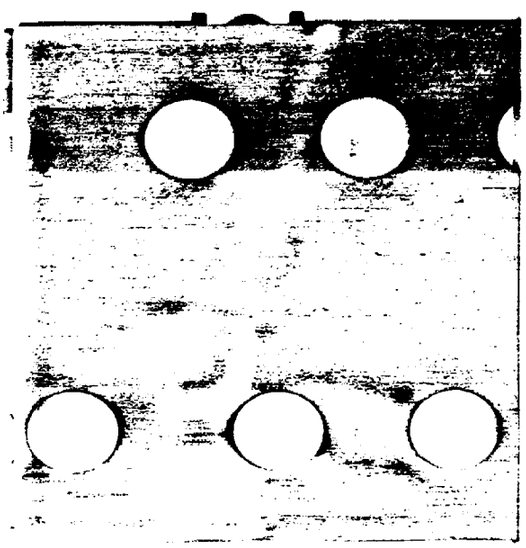
Witness my hand and seal at Office in Hermitage, this 22nd day of January, 1988.

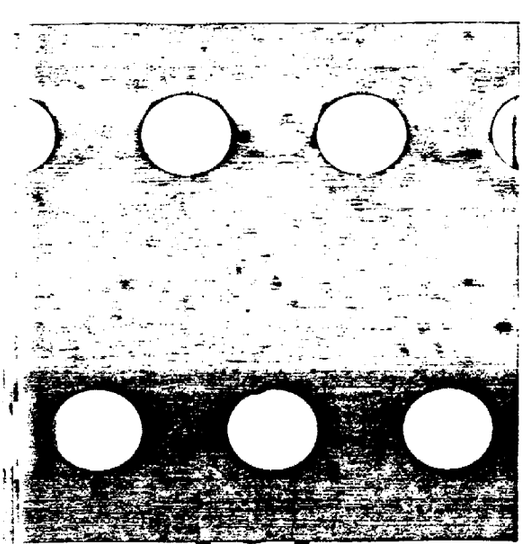
My Commission expires:
My Commission Expires January 10, 1989

W. B. Ward
Notary Public

W. B. WARD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

TENNESSEE TITLE & TRUST, Inc.





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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

DAMT 47500.00
CON TX 138.60
PRFEE 0.50
ADEED 6.00
TOTAL 145.10
CHECK 145.10

01/27/88 01 08:39 0001 1669

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

005000

IDENTIFI REFERENCE

JAN 27 8 36 AM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 56573