This deed prepared by:
Dennis Clifton Wright
Attorney at Law
632 West Old Hickory Boulevard
Madison, Tennessee 37116-0181

BOOK 7559 PAGE 889

WARRANTY DEED

Address new owner as:	Send tax bills to:	Map-Parcel
Janet Butler	First Union Mortgage	51-10A
1502 Lewis Road	P. O. Box 188	Par 111 Js
Madison, TN. 37115	Brentwood, TN. 37024	

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, which includes the assumption and covenant by the grantee herein to perform all the terms and conditions of the obligations set forth in that certain promissory note executed by Michael S. Tidwell, Lillian Dare Tidwell, and Mary Beth Weatherford, and delivered to Cameron-Brown Company in the amount of Sixty-Eight Thousand Seven Hundred Fifty And No/100 Dollars ($68,750.00) dated December 8, 1986, and that certain Deed of Trust, securing said promissory note of even date therewith, upon the property conveyed in the deed, which Deed of Trust is recorded in Book 7064, page 826, in the Davidson County Register of Deeds Office, including, but not limited to, the olbigation of repay the debt, we, Michael S. Tidwell and wife, Mary Beth Weatherford Tidwell and Lillian Dare Tidwell, unmarried, have this day bargained and sold, and do hereby transfer and convey to the said Janet Butler, unmarried, her heirs and assigns, certain real estate in Davidson County, Tennessee, described as follows:

> A Planned Unit Development located in Davidson County, Tennessee, being Unit 1502, on the Plan of Oakland Trace PUD, of record in Book 6250, page 906, Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a more complete description.
>
> Being the same property conveyed to Michael S. Tidwell, unmarried; Lillian D. Tidwell, unmarried; and Mary Beth Weatherford, unmarried, by deed from Oakland Commons, a Tennessee Partnership, of record in Book 7064, page 823, Register's Office for Davidson County, Tennessee.

This is improved property known as 1502 Lewis Road, Madison, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Janet Butler, her heirs and assigns, forever.

And we, Michael S. Tidwell and wife, Mary Beth Weatherford Tidwell and Lillian Dare Tidwell, do covenant with the said Janet Butler, that we are lawfully seized and possessed of said land in fee simple; that we have a good right to convey it, and that the same is unencumbered, except as set out above.

And we, Michael S. Tidwell and wife, Mary Beth Weatherford Tidwell and Lillian Dare Tidwell, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Janet Butler, her heirs and assigns against the lawful claims of all persons whomsoever.

It is warranted and covanted that Mary Beth Weatherford and Mary Beth Weatherford Tidwell are one and the same person.

WITNESS our hands, this 26th day of May, 1988.

Michael S. Tidwell
Michael S. Tidwell

Lillian Dare Tidwell
Lillian Dare Tidwell

Mary Beth Weatherford Tidwell
Mary Beth Weatherford Tidwell

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michael S. Tidwell and wife, Mary Beth Weatherford Tidwell and Lillian Dare Tidwell, unmarried, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 26th day of May, 1988.

NOTARY PUBLIC

My commission expires:
July 13, 1991

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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The actual consideration or value whichever is greater, for this transfer is $71,061.25.

AFFIANT

Subscribed and sworn to before me, this 26th day of May, 1988.

NOTARY PUBLIC

My commission expires:
July 13, 1991

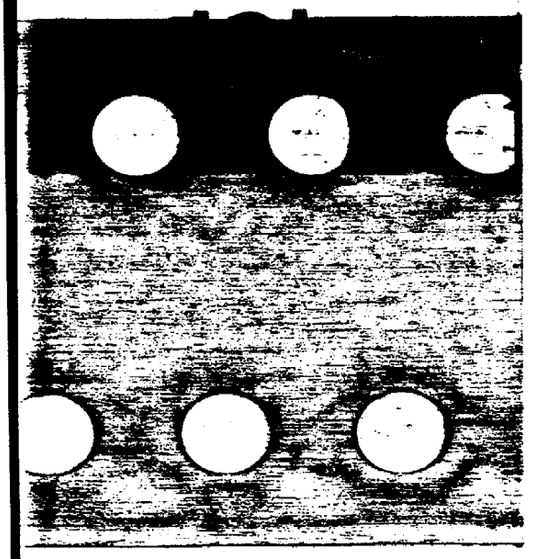
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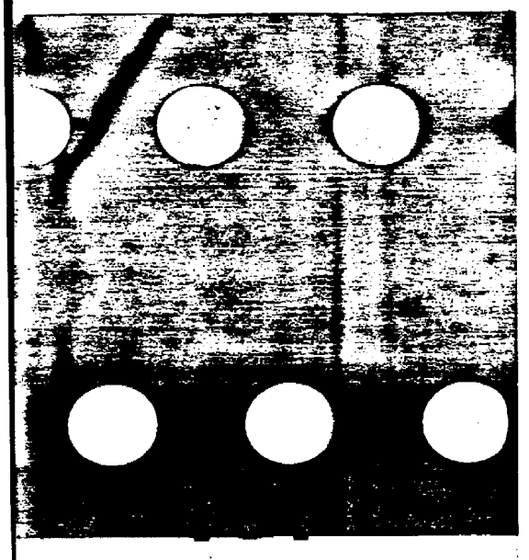
3 5 7.8 3

IDENTIFICATION REFERENCE

JUN 2 8 48 AM '88
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH





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

CAMT 71061.25
CON TX 199.08
PRFEE 0.50
WDEED 9.00
TOTAL 208.58
CHECK 208.58

06/02/88 01 09:51 0001 0500

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 5 7.8 3

IDENTIFI REFERENCE

JUN 2 8 48 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 97405