ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO MORTGAGEE:	MAP-PARCEL NUMBERS
RONALD D. FITZGERALD ETUX	NATIONAL MORTGAGE COMPANY	15DZ 5105
(NAME)	(NAME)	
1032 Horseshoe Drive	4041 Knight Arnold Road	61-10-186
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37216	Memphis, TN 38118	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 7626 PAGE 463

For and in consideration of the sum of TEN AND 00/100 ---------- ($10.00) DOLLARS

cash in hand paid by the within named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged,

AUG 15 10 43 AM '88

I, CHARLES NOLAN RIPPY,

have bargained and sold, and by these presents do transfer and convey unto the said RONALD D. FITZGERALD AND WIFE, VICKI L. FITZGERALD,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 18 on the Plan of LOCUST GROVE ESTATES, as of record in Book 1424, Page 11, Register's Office for Davidson County, Tennessee.

SAID Lot No. 18 fronts 60 feet on the Westerly margin of Horseshoe Drive and runs back between parallel lines 176.5 feet to a dead line in the rear measuring 60 feet thereon.

Being the same property conveyed to CHARLES NOLAN RIPPY by deed from BLYTHE BOND SANDERS, JR. and wife, MARTHA LINDA SANDERS, of record in Book 4825, Page 989, Register's Office for Davidson County, Tennessee.

KATHY RIPPY joins in this conveyance for the sole purpose of relinquishing all right, title and interest, marital or otherwise, which she may have in subject property by virtue of marriage to CHARLES NOLAN RIPPY.

7074 08/15 0101 03CHECK 181.40

unimproved ( )
This is improved (XX) property, known as 1032 Horseshoe Drive (House Number) (Street)
Nashville, TN (P.O. Address) (City or Town) 37216 (Zip Code)

To have and to hold the said trade or parcel of land, with the appurtenances, 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.

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.

Witness our hands this 9th day of August 19 88

Charles Nolan Rippy
Charles Nolan Rippy

Kathy Rippy
Kathy Rippy

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, a Notary Public in and for said County and State Charles Nolan Rippy and wife, Kathy Rippy

the within named bargainor s, 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 and official seat at Madison, Tennessee, this 9th day of August, 19 88

Bruce B. Dunlap Notary Public

Commission expires 5-22-92

BOOK 7626 PAGE 464

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public 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 _____ of the _____, the within named bargainor, a corporation, and that _____ he as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seat, at office in _____ this _____ day of _____, 19 ___.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 53,000.00 This is equal to or greater than the property would bring at a fair and ~~voluntary~~ sale.

Ronald D. Fitzgerald

Sworn to and subscribed before me this 9th day of August, 19 88

My commission expires 5-22-92 Notary Public Bruce B. Dunlap

RETURN TO:	This instrument was prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY	101 CUMBERLAND AVENUE MADISON, TN 37115
Name	Address

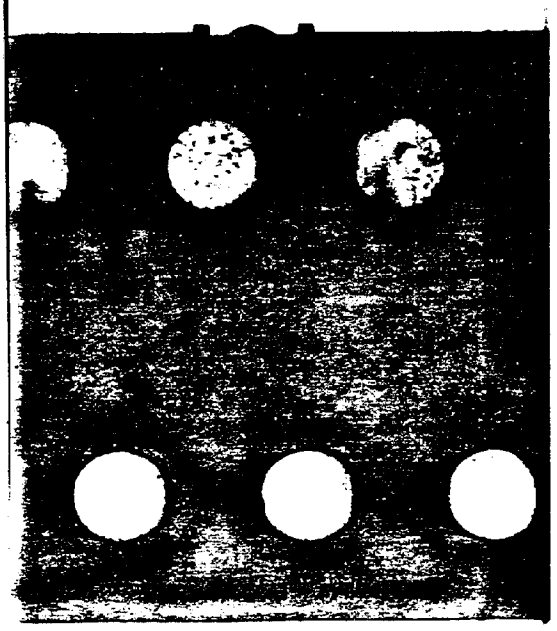
WARRANTY DEED

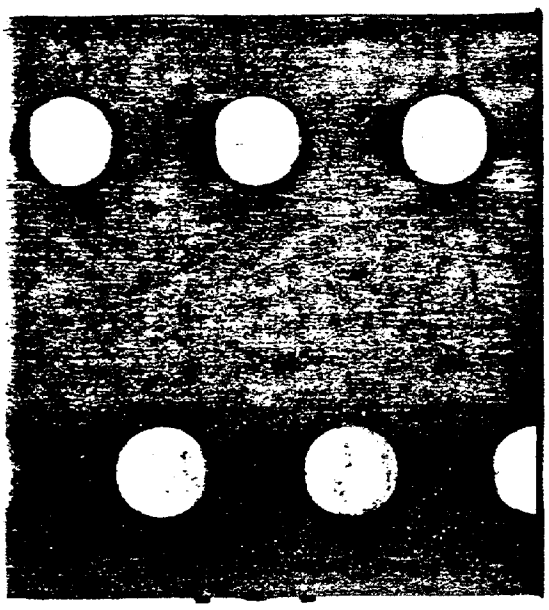
FROM
CHARLES NOLAN RIPPY ET UX

TO
RONALD D. FITZGERALD ET UX

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115

AREA CODE 615
TELEPHONE 865-4750





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7626 PAGE 465

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	53000.00
CON TX	174.90
PRFEE	0.50
WDEED	6.00
TOTAL	181.40
CHECK	181.40

08/15/88 01 10:44 0001 7074

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5871.10

Aug 15 10 43 AM '88

No. 123629