File in Box # 14

FORM NO. WD-1

G-6579

BOOK 8166 PAGE 749

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 137,033.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF July, 90

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, 424 Church St., 13th Floor, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP-PARCEL NUMBERS
JOHN THOMAS COOK (NAME)	FIDELITY FEDERAL BANK, a Federal (NAME) Savings Bank	Map 155-10A
417 Hiawatha Court (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Parcel 18.00
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	FB# 9D-81182

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, CONSTRUCTION ASSOCIATES, INC., AN ALABAMA CORPORATION

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN THOMAS COOK AND WIFE, SHELLY GRIFFIN COOK

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 70 on the Plan of McCrory Trace Estates, a Planned Unit Development, of record in Plat Book 6900, Page 720 to 723, inclusive, and corrected in Book 7825, Page 429, Register's Office for Davidson County, Tennessee.

SAID Lot No. 70 fronts 30.00 feet on the northwesterly side of Hawatha Court and extends back 125.40 feet along the northerly line and 145.00 feet on the southwesterly line to a broken line in the rear which measures a total of 183.24 feet thereon.

BEING the same property conveyed to Construction Associates, Inc., by Deed from Eugene R. Carbine and wife, Barbara A. Carbine, of record in Book 8090, Page 841, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

46551

AUG 2 3 42 PM '90

This is improved (X) unimproved ( ) property, known as 417 Hiawatha Court, Nashville, TN 37221
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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 and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seised 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 singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness ~~his~~ hand this 26th day of July, 19 90

CONSTRUCTION ASSOCIATES, INC., AN ALABAMA CORPORATION

By: James R. Carbine

James R. Carbine, Secretary-Treasurer

STATE OF TENNESSEE
Davidson County

BOOK 8166 PAGE 750

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

STATE OF TENNESSEE
Davidson County

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared JAMES R. CARBINE

_____

_____

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 _____ Secretary-Treasurer of the CONSTRUCTION ASSOCIATES, INC. a corporation, and that he as such Secretary-Treasurer, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Secretary-Treasurer.

Witness my hand and official seal at Nashville, Tennessee, this 26th day of July, 19 90.

Commission Expires 5-22-93

_____ Notary Public

WARRANTY DEED

FROM
CONSTRUCTION ASSOCIATES, INC., AN ALABAMA CORPORATION

TO
JOHN THOMAS COOK AND WIFE, SHELLY GRIFFIN COOK

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

0545 08/02 0101 03CHECK 459.10

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8166 PAGE 751

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 137033.00
CON TX 452.10
PRFEE 1.00
WDEED 6.00
TOTAL 459.10
CHECK 459.10

08/02/90 01 15:44 0001 6545

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

46551

Aug 2 3 42 PM '90

No. 343016