File in Box # 14

FORM NO. WD-1

6789B

BOOK 8220 PAGE 334

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,900.00

Anita Jane Tidwell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF October, 90

Notary Public

MY COMMISSION EXPIRES: 7/24/93

(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: | MAP-PARCEL NUMBERS |
|---|---|---|
| ANITA JANE TIDWELL (NAME) | MORTGAGEE FIDELITY FEDERAL BANK (NAME) | Map 83-15 |
| 2809 Noonan Drive (STREET ADDRESS OR ROUTE NUMBER) | 401 Union Street (STREET ADDRESS) | Parcel 99 |
| Nashville, TN 37206 (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee 37219 (CITY) (STATE) (ZIP) | FB# 15DA-54065 |

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, SAM F. RIGGAN AND WIFE, RUBY M. RIGGAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANITA JANE TIDWELL, UNMARRIED

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. 114 on the Plan of Fortland Park, Section I, as of record in Book 2663, Page 61, corrected in Book 2799, Page 43, Register's Office for Davidson County, Tennessee.

SAID Lot No. 114 fronts 75 feet on the easterly side of Noonan Drive and extends back between lines 153.6 feet on the northeasterly side and 178.5 feet on the southwesterly side to a line in the rear on which it meaures 105.5 feet thereon.

BEING the same property conveyed to Sam F. Riggan and wife, Ruby M. Riggan, by Deed from Roy Alderson, Jr., and son Terry D. Alderson, of record in Book 5143, Page 539, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 2753, Page 612, and amended in Book 3431, Page 100, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

6609 5 IDENTIF. TREFERENCE Oct 19 11 10 AM '90 FELIX Z. [illegible] REGISTER DAVIDSON COUNTY TN.

unimproved ( )
This is improved (X) property, known as 2809 Noonan Drive, Nashville, TN 37206
(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 their hand s this 18th day of October, 19 90

Ruby M. Riggan

SAM F. RIGGAN Sam F Riggan RUBY M. RIGGAN

STATE OF TENNESSEE
Davidson County

BOOK 8220 PAGE 335

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named SAM F. RIGGAN AND WIFE, RUBY M. RIGGAN

the 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 and official seal at Nashville, Tennessee, this 18th day of October, 1990.

Commission Expires 7/24/93

Notary Public

JOHN T. COOK NOTARY PUBLIC AT LARGE STATE OF TN

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

Commission Expires _____

_____ Notary Public

**WARRANTY DEED**

FROM
SAM F. RIGGAN AND WIFE, RUBY M. RIGGAN

TO
ANITA JANE TIDWELL, UNMARRIED

**Attorneys Title Company**
Titles Guaranteed
NASHVILLE, TENN.

1585 10/19 0101 03CHECK 240.97

**OFFICIAL RECEIPT**

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



RECEIVED OF _____

FOR _____

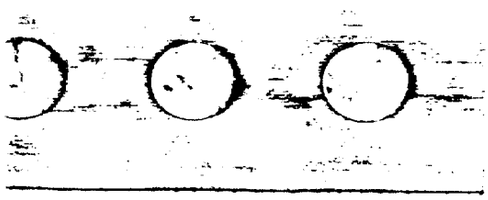
BOOK 8220 PAGE 336

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

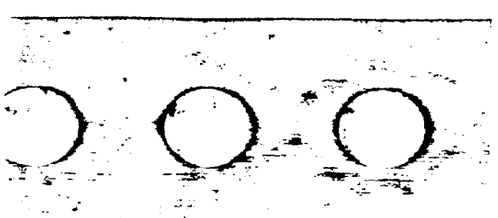
| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|

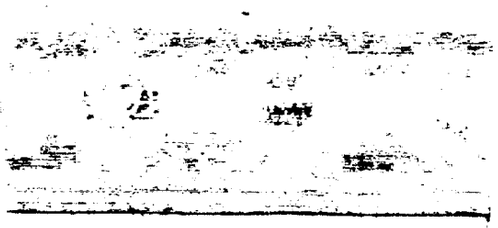


CAMT 70900.00
CON TX 233.97
PRFEE 1.00
WDEED 6.00
TOTAL 240.97
CHECK 240.97

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/19/90 01 11:11 0001 1585





66095

IDENTIF. REFERENCE

OCT 19 11 10 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 365767