BOOK 8305 PAGE 948

This Instrument Prepared By:

Brenda Franks Hale
Hale and Hale, Attorneys
312 First Tennessee Bank Building
Franklin, Tennessee 37064

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL:
Douglas C. Mathews and Deborah L. Mathews 4427 Alcott Drive Nashville, TN 37215	C&S Real Estate Servies, Inc. Attn: Tax Dept. P. O. Box 151 Tucker, GA 30085-0151	Map 130-12 Parcel 20 Field Book FH 05020

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $225,000.00.

X Deborah L. Mathews
AFFIANT

Sworn to and subscribed before me this 8th day of February, 1991.

NOTARY PUBLIC

My Commission Expires: 7/20/94

MAIL THIS TO

FELIX Z. ... DAVIDSON COUNTY, TN.

MAR 8 8 29 AM '91

IDENTIF. TREFERENCE

67747

WARRANTY DEED 1928 03/08 0101 03CHECK 749.50

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 and sufficiency of which is hereby acknowledged, We, **ALFRED T. ROGERS AND WIFE, MARTHA S. ROGERS**, hereinafter called the "GRANTORS", have bargained and sold and by these presents do transfer and convey unto **DOUGLAS C. MATHEWS AND WIFE, DEBORAH L. MATHEWS**, hereinafter called the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 23 on the plan of Hycrest Acres, III, of record in Book 2331, page 75, Register's Office for said County.

Said Lot No. 23 fronts 184.6 feet on the westerly margin of Alcott Drive and extends back 227.7 feet on the northerly line and 241.9 feet on the southerly line to a dead line in the rear, measuring 184 feet thereon.

Being the same property conveyed to Alfred T. Rogers and wife, Martha S. Rogers by deed from Scott M. Custer and wife, Betsy B. Custer, of record in Book 7960, page 883, Register's Office for Davidson County, Tennessee.

THIS IS THE SAME DESCRIPTION IN THE PREVIOUS DEED OF RECORD.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to 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, except as follows:

1. Taxes for the year 1991, are a lien against said property, but are not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with GRANTORS paying their prorata part thereof to GRANTEES, who will be responsible for payment of said taxes when they become due and payable. Map 130-12, Parcel 20, Field Book FH 05020.

2. All matters appearing on the plan of Hycrest Acres, III, of record in Plat Book 2331, page 75, Register's Office for said County.

3. Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage granted to Metropolitan Government Davidson County, Tennessee of record in Book 6180, page 927, said Register's Office.

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.

This improved property is known as 4427 Alcott Drive, Nashville, Tennessee 37215.

WITNESS, our hands this 28th day of February, 1991, in Franklin, Tennessee.

ALFRED T. ROGERS

MARTHA S. ROGERS

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, in and for State and County, Alfred T. Rogers and wife, Martha S. Rogers, the within named bargainors with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

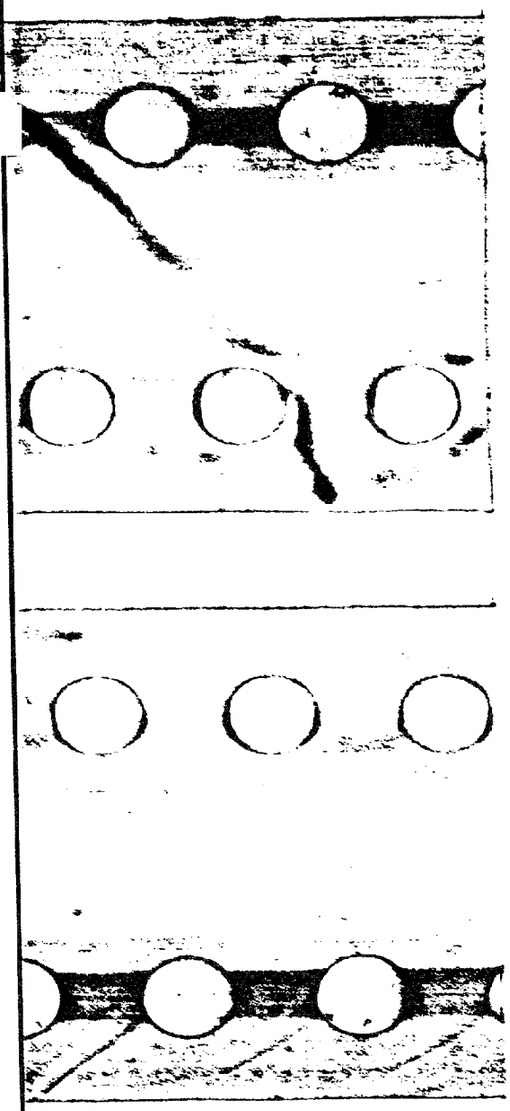
Witness may hand this 28th day of February, 1991 in Franklin, Tennessee.

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE DAVIDSON CHASE

Notary Public

My Commission Expires:

7/20/94



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 225000.00
CON TX 742.50
PRFEE 1.00
WDEED 6.00
TOTAL 749.50
CHECK 749.50

03/08/91 01 08:30 0001 1928

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97747

IDENTIF. REFERENCE

MAR 8 8 29 AM '91

DAVIDSON COUNTY TN

No. 402743