FORM NO. WD-1

FILE BOX 9

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $75,900.00

Richard H. Ledbetter
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF October 19 91.

John V. Adams
Notary Public

MY COMMISSION EXPIRES: 5/28/95
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
3813 Cleghorn Ave., Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Richard H. Ledbetter, et al (NAME)	Fleet Real Estate Funding Corp. (NAME)	MAP 162-10
604 Vivian Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Drawer F-20 (STREET ADDRESS)	PARCEL 25
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Florence, S.C. 29501 (CITY) (STATE) (ZIP)	

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, James Russell Tidwell and wife, Wilma Jean Tidwell,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard H. Ledbetter and Samuel T. Ledbetter,

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. 25 on the plan of Brook View Estates, Section 1, of record in Book 4460, page 103, Register's Office for said County.

Said Lot No. 25 fronts 89.97 feet on the southeasterly margin of Brook Drive and extends back 127.65 feet on the northeasterly line and 139.41 feet on the southwesterly line to a dead line in the rear, measuring 78.63 feet thereon.

Being the same property conveyed to James Russell Tidwell and Wilma Jean Pollard (Now Tidwell - the grantees having subsequently married) by deed from John King Holden, unmarried, of record in Book 7841, page 966, said Register's Office.

As part of the consideration for this conveyance, Grantee(s) assume and agree to pay the remainder of the indebtedness evidenced by the note to which reference is made in the deed of trust recorded in Book 6696, page 405, said Register's Office (Fleet Real Estate Funding Corp. #3303954) according to the terms thereof, and Grantors hereby assign to Grantees the escrow account in connection therewith.

This conveyance is made subject to (a) restrictive covenants of record in Book 4636, page 317, said Register's Office, and (b) the matters set forth on said plan of record.

This is unimproved ( ) improved (XX) property, known as 629 Brook Drive, Antioch, TN 37013
(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 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. 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 our hand s this 10th day of October, 19 91

James Russell Tidwell

Wilma Jean Tidwell

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named James Russell Tidwell and wife, Wilma Jean Tidwell

the bargainor__S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 10th day of October 19 91

Commission expires 5/28/95

John V. Adams Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____

My commission expires _____

_____ Notary Public

2213 10/11 0101 03CHECK 287.83

WARRANTY DEED

FROM
James Russell Tidwell and wife,
Wilma Jean Tidwell

TO
Richard H. Ledbetter and
Samuel T. Ledbetter

Prepared By:
John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215

Oct 11 3 24 PM '91

CROSS REFERENCE

5378.3

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 TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 75900.00
CON TX 280.83
PRFEE 1.00
WDEED 6.00
TOTAL 287.83
CHECK 287.83

10/11/91 01 15:26 0001 2213

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5378 3

IDENTIFICATION

OCT 11 3 24 PM '91

No. 466991