THIS INSTRUMENT PREPARED BY:
DEAN ROBINSON, ATTORNEY
3125 North Mt. Juliet Road
P. O. Box 425
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
Thomas J. Jacobucci
Carl A. Jacobucci
15 Stagecoach Run
P.O. Box 157
Cobalt, CT 06414

MORTGAGEE:
First Bank & Trust
1691 North Mt. Juliet Road
Mt. Juliet, TN 37122

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SEND TAX BILLS:
New Owners

MAP-PARCEL:
Map 76-1
Parcel 36 and 39
FB# 4D-26277
and FB# 4D-26271

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Income Properties, Inc.,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Thomas J. Jacobucci and Carl A. Jacobucci,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land Davidson County, State of Tennessee, described as follows, to wit:

4322 10/21 0101 03CHECK 436.20

Lot No. 24:
Being Lot No. 24 on the Plan of Oak Creek Subdivision as of record in Plat Book 5200, page 96, Register's Office for Davidson County, Tennessee.

Said Lot No. 24 fronts 115 feet on the westerly margin of Rehnea Drive and runs back 111.14 feet on the northeasterly line and 166.18 feet on the southwesterly line to a rear line of 85.07 feet.

Lot No. 27:
Being Lot No. 27 on the Plan of Oak Creek Subdivision as of record in Plat Book 5200, page 96, Register's Office for Davidson County, Tennessee.

Said Lot No. 27 fronts 85.0 feet on the southerly margin of Rehnea Drive and extends back 259.34 feet on the west line and 288.34 feet on the east line to a rear line of 89.81 feet.

Being the same property conveyed to Income Properties, Inc., by deed from The Mercantile Savings Bank, as of record in Book 7832, page 874, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of this consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to First Bank & Trust, of record in Book 7832, page 878 and Book 7832, page 883, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid mortgage is hereby transferred to the said Grantees, as is the hazard insurance.

This is improved property known as 663 and 664 Rehnea Drive, Old Hickory, Tennessee 37138.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including restrictive covenants of record in Book 5360, page 572, as amended by instrument of record in Book 5382, page 827, and easements, covenants and conditions as shown on the Plan of Oak Creek Subdivision, as of record in Plat Book 5200, page 96, Register's Office for Davidson County, Tennessee.

Property taxes for the current year have been settled between the parties and will be paid by the Grantees.

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 hands this 11th day of September, 1991.

INCOME PROPERTIES, INC.

BY: _____
MONTY MIRES, President

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Monty Mires**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of Income Properties, Inc. and is authorized by Income Properties, Inc. to execute the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 11th day of September, 1991.

_____
NOTARY PUBLIC

My Commission Expires: 10-6-91

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater for this transfer is $116,000.00.

_____
AFFIANT

Subscribed and sworn to before me
this 11th day of September, 1991.

_____
NOTARY PUBLIC

My Commission Expires: 10-6-91

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 116000.00

CON TX 429.20

PRFEE 1.00

WDEED 6.00

TOTAL 436.20

CHECK 436.20

10/21/91 01 09:53 0001 4322

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

552612

Identify Reference

Oct 21 9:50am '91

Felix Z. Wilson, II Reg

Davidson Co.

No. 469064