This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

BOOK 8590 PAGE 949

ADDRESS NEW OWNER:
Beverly Ann Swafford
163 Dellway Drive
Nashville, TN 37207

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
DF Southeastern Mortgage of Tennessee,
a Tennessee General Partnership
565 Marriott Drive, Suite 250
Nashville, TN 37210

MAP AND PARCEL:
MAP 60-16
PARCEL 106
12DZ-06630

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, we, Jesse Tucker Moore, Jr., Trustee for Jacqueline Delano Felts and Cheryl Sue Moore; Jessie Tucker Moore, Jr., individually, Cheryl Sue Moore, and Ginger S. Botts, Executrix of the Estate of Jacqueline D. Felts, and Ginger S. Botts, individually, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Beverly Ann Swafford, 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:

BEING Lot No. 288, Final Plan of Joywood Heights, Section 2, of record in Book 1130, Pages 92 & 93, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Jesse Tucker Moore and wife, Ruby Joe Thompson Moore, by deed from John L. Moore and wife, Nell Robbins Moore of record in Book 2136, Page 279, Register's Office for Davidson County, Tennessee. The said Ruby Joe Thompson Moore having predeceased Jesse Tucker Moore. The said Jesse Tucker Moore is also now deceased as evidenced by Petition to Probate the Last Will and Testament of Jesse Tucker Moore, Docket No. 72372, in the Probate Court for Davidson County, Tennessee. Will of Jesse Tucker Moore vested property in Jacqueline Delano Felts (now deceased), Cheryl Sue Moore and Jesse Tucker Moore, Jr..

This is the same description as in previous deed of record.

This conveyance is subject to easement for utilities and minimum building setback line of record in Book 1130, Pages 92 & 93, said Register's Office.

This conveyance is subject to sewer easement of record in Book 4154, Page 46, said Register's Office.

This is improved property known as 163 Dellway Drive, Nashville, TN 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Beverly Ann Swafford, unmarried, their heirs and assigns, forever; and we, Jesse Tucker Moore, Jr., Trustee for Jacqueline Delano Felts and Cheryl Sue Moore, Jesse Tucker Moore, Jr., individually, Cheryl Sue Moore, and Ginger S. Botts, Executrix of the Estate of Jacqueline D. Felts and

Ginger S. Botts, individually 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 26th day of March, 1992.

Jesse Tucker Moore, Jr., Trustee
Jesse Tucker Moore, Jr., Trustee

Jesse Tucker Moore, Jr.
Jesse Tucker Moore, Jr., individually

Cheryl Sue Moore
Cheryl Sue Moore

Ginger S Botts, Executrix of Estate of Jacqueline D Felts
Ginger S. Botts, Executrix of the Estate of Jacqueline D. Felts

Ginger S Botts
Ginger S. Botts, individually

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Jesse Tucker Moore, Jr., Trustee and Jesse Tucker Moore, Jr., individually, 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 26th day of March, 1992.

NOTARY PUBLIC

My Commission Expires: 5-22-93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Cheryl Sue Moore the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 26th day of March, 1992.

NOTARY PUBLIC

My Commission Expires: 5-22-93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Ginger S. Botts, Executrix of the Estate of Jacqueline D. Felts and Ginger S. Botts, individually the bargainor, 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 the 26th day of March, 1992.

NOTARY PUBLIC

My Commission Expires: 5-22-93

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 45,000.00.

AFFIANT

Subscribed and sworn to before me this 26th day of March, 1992.

5277 04/01 0101 03CHECK 176.50

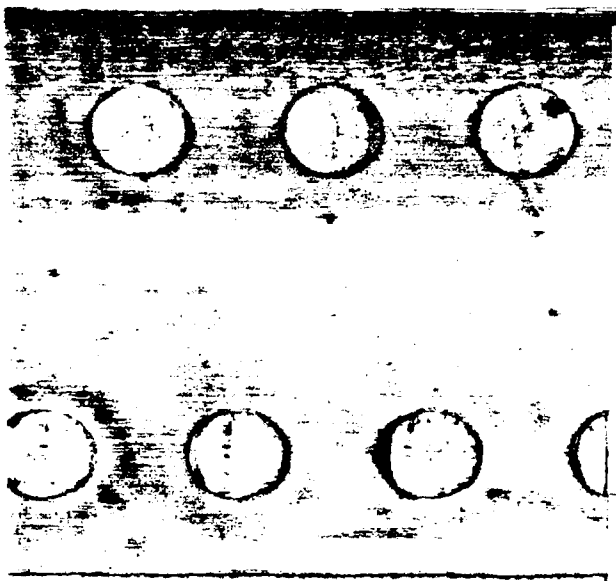
NOTARY PUBLIC
My Commission Expires: 5-22-93

97-9351

IDENTIFICATION REFERENCE

APR 1 3 55 PM '92

DAVIDSON COUNTY, TN



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

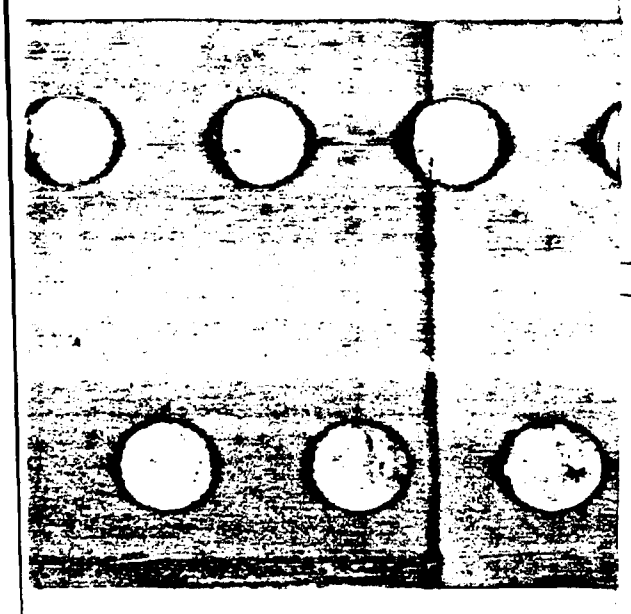
BOOK 8590 PAGE 952

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

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

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID



CAMT	45000.00
CON TX	166.50
PRFEE	1.00
WDEED	9.00
TOTAL	176.50
CHECK	176.50

04/01/92 01 16:01 0001 6277

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97951

IDENTIFICATION REFERENCE

APR 1 3 59 PM '92

DAVIDSON COUNTY, TN

No. 517181