STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 96,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF August 19 94.

Notary Public

MY COMMISSION EXPIRES 3-28-96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM T. BERRY, Attorney at Law-109 Shacklett Lane, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
Shawn P. Tidwell & wife, Laurie N. Tidwell (NAME)	First Union Mortgage Corp. (NAME)	173-4 A
5028 W. Oak Highland Drive (STREET ADDRESS OR ROUTE NUMBER)	755 Crossover Lane Suite 140 (STREET ADDRESS)	Parcel 60
Antioch, TN 37013 (CITY) (STATE) (P.O. ZIP)	Memphis, TN 38117 (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, JERRY STEVE SMITH and wife, MAVIS B. SMITH

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SHAWN P. TIDWELL and wife, LAURIE N. TIDWELL

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN

COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT

Land in Davidson County, Tennessee, being Lot No. 60 as shown on the Plan of Oak Highlands, of record in Book 6900, pages 431-435, said Register's Office, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Jerry Steve Smith and wife, Mavis B. Smith by deed from Ken Lokey of record in Book 7803, page 215, Register's Office for Davidson County, Tennessee.

Mavis B. Smith excecutes this deed on behalf of Jerry Steve Smith by virtue of the authority granted to her in the limited power of attorney of record in Book 9445, page 92, Register's Office for Davidson County, Tennessee.

Said Power of Attorney having been recorded immediately prior to this deed.

84205

PICK-UP

1306 08/24 0101 03CHECK 356.80

unimproved ( )
This is improved (X) property, known as 5028 W. Oak Highland 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 ti, 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 19th day of August, 19 94

Jerry Steve Smith by wife Mavis B. Smith Atty-In Fact — Mavis B. Smith

JERRY STEVE SMITH
BY: MAVIS B. SMITH, Attorney-in-fact

MAVIS B. SMITH

STATE OF TENNESSEE
Davidson County

BOOK 9445 PAGE 95

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named MAVIS B. SMITH

the bargainor _____, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 19th day of August 19 94

Commission expires 3-23-96

William J. Kenney
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE

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 (this 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

WARRANTY DEED

FROM
JERRY STEVE SMITH and wife,

MAVIS B. SMITH

TO
SHAWN P. TIDWELL and wife,

LAURIE N. TIDWELL

State of Tennessee
County of Davidson

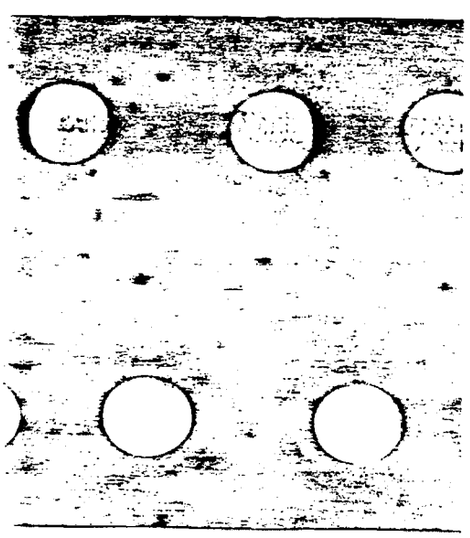
Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared MAVIS B. SMITH, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of JERRY STEVE SMITH, and acknowledged that she executed the same as the free act and deed of said Jerry Steve Smith.

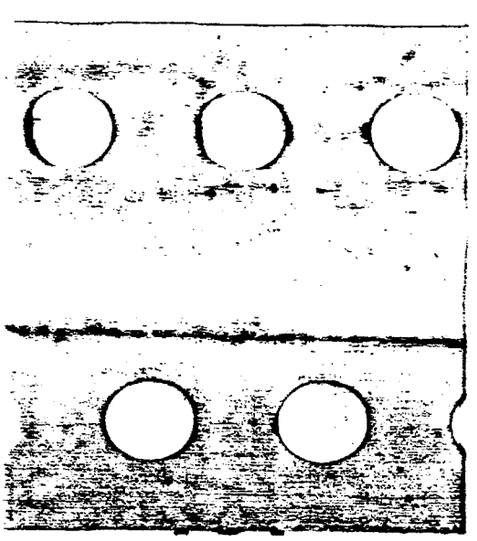
Witness my hand and seal at Nashville, Tennessee, this 19th day of August, 1994.

MY COMMISSION EXPIRES: 3-23-96

William J. Kenney
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE





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

RECEIVED OF _____

FOR _____

BOOK 9445 PAGE 96

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	94000.00
CON TX	347.80
PRFEE	1.00
WDEED	8.00
TOTAL	356.80
CHECK	356.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 1306

84285

IDENTIFICATION REFERENCE

94 AUG 24 PM 2:46

DAVIDSON COUNTY, TN.

No. 827724