Box 35

DO NOT Publish

WARRANTY DEED

File No: 00276783

BOOK 9760 PG 199

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jackson O. Hardeman	SAME	Map 145-12
[NAME]	[NAME]	
1040 Parkwood Terrace		Parcel 13
[STREET ADDRESS OR ROUTE NUMBER]	[STREET ADDRESS]	
Nashville, TN 37220		
[CITY] [STATE] [ZIP]	[CITY] [STATE] [ZIP]	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------($10.00) Dollars, cash in hand paid by Grantee(s) and other good and valuable consideration accepted as cash the receipt and sufficiency of which are hereby acknowledged.

Combs L. Fort and wife, Ann H. Fort

have this day bargained and sold, and do hereby transfer and convey unto the said Jackson O. Hardeman and wife, Shelley C. Hardeman

the Grantees herein, their (successors), heirs and assigns, certain real estate in DAVIDSON County Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

STATE OF Tennessee
COUNTY OF Davidson

} The actual consideration or value which ever is greater,
} for this transfer is $ 44,808.94

Subscribed and sworn to before me, this the 8TH day of AUGUST, 19 95

Affiant

My Commission Expires: 11/10/97
[Affix Seal]

Notary Public Linda V. Jones

unimproved ( )
This is improved (X) property known as 1040 Parkwood Terrace, Nashville
[House Number] [Street] [P.O. Address] [City or Town]

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenants that we are lawfully seized and possessed of real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, out heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 8TH day of AUGUST, 19 95, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Combs L. Fort

Ann H. Fort,

STATE OF Tennessee
COUNTY OF Davidson

BOOK 9760 PG 200

Personally appeared before me Linda V. Jones, a Notary Public in and for said County and State Combs L. Fort and wife, Ann H. Fort

the within named bargainor(s), 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 Davidson COUNTY, Tennessee, this 8TH day of AUGUST, 19 95.

Linda V. Jones
Notary Public

Commission expires 11/10/97

STATE OF
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be _____ of the _____, the within named bargainor, a corporation, and that _____ as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19 _____.

_____
Notary Public

Commission expires _____

THIS INSTRUMENT WAS PREPARED BY:

JOSEPH B. PITT, JR., ATTORNEY
315 DEADERICK STREET, SUITE 105
NASHVILLE, TN 37238-0105

WARRANTY DEED

FROM

_____

TO

_____

_____

Compliments of
Chicago Title Insurance Company
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

95 AUG 11 AM 11:18
REGISTER
DAVIDSON COUNTY, TN.

00088646
IDENTIFICATION REFERENCE

1560 08/11 0101 03CHECK 178.80

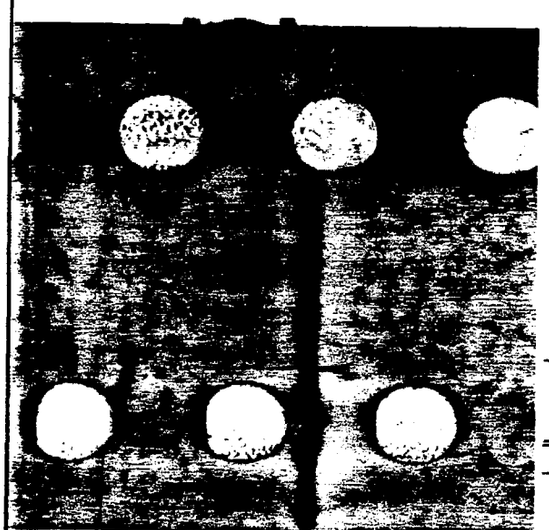
Exhibit "A"

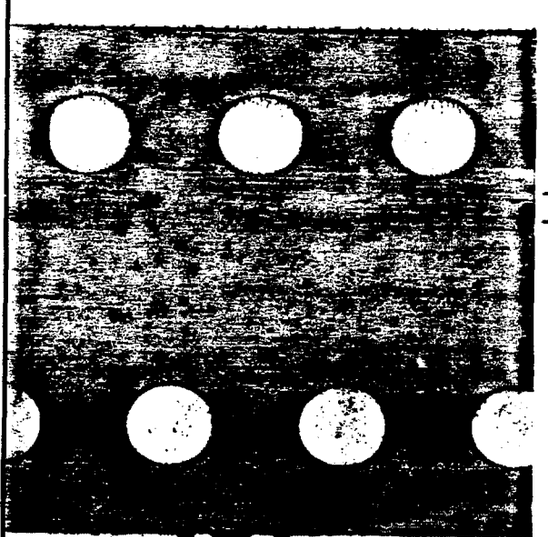
Land in Davidson County, Tennessee, being Lot No. 35 on the Plan of Lakeview Manor, as of record in Book 2133, pages 39, 40 and 41, Register's Office for Davidson County, Tennessee.

Beginning at a point in the northwesterly margin of Parkwood Terrace, at the corner of Lot Nos. 34 and 35; thence with the line between said lots, northwesterly 303.2 feet to a point; thence southwesterly 73.58 feet to a corner o Lot No. 37; thence with the line between Lot Nos. 35 and 37, southerly 277.2 feet to the north margin of Norfleet Drive; thence with the margin of said Drive, southeasterly around a slight curve, 170.77 feet to the beginning of another curve; thence around said curve, easterly 42.69 feet to the northwesterly margin of Parkwood Terrace; thence along the margin of said Terrace, northeasterly 158.35 feet to the point of beginning.

Being the same property conveyed to Combs L. Fort and wife, Ann H. Fort, by deed from Frank A. Leavitt and wife, Elizabeth Courtney Leavitt, of record in Book 3531, page 527, Register's Office for Davidson County, Tennessee.

027
A.H.F.





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

RECEIVED OF _____

FOR _____

BOOK 9760 PG 202

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 44808.94
CON TX 165.80
PRFEE 1.00
WDEED 12.00
TOTAL 178.80
CHECK 178.80

08/11/95 01 11:20 0001 1560

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0088646
IDENTIF. ↑ REFERENCE

95 AUG 11 AM 11:18
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 940558