File: Box 9B
First Title and Escrow Cr , Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

BOOK 9843 PG 703

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

No. 13478

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
NEIL R. MCDONALD (NAME)	UNION PLANTERS NATIONAL BANK (NAME)	26-7
138 Buckingham Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 3137 (STREET ADDRESS)	177
Goodlettsville, Tennessee 37072 (CITY) (STATE) (P. O. ZIP)	Memphis, TN. 38172-0137 (CITY) (STATE) (ZIP)	GO-20882

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, JEFFERY LYNN SCOTT AND WIFE, TINA MARIE SCOTT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO NEIL R. MCDONALD, unmarried,

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 261 on the Plan of Windsor Green, Phase II, Section II, as of record in Plat Book 6900, page 549, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Jeffery Lynn Scott and wife, Tina Marie Scott by deed from Claudia Faye Johnson, unmarried, of record in Book 9050, page 398, said Register's Office.

This conveyance is made subject to: (1) Taxes for 1995; (2) Restrictions of record in Book 6406, page 929; (3) Easements of record in Book 6117, page 290, Book 4377, page 94 and Book 6636, page 824; and (4) All matters appearing on the plan of record in Plat Book 6900, page 549, Register's Office for Davidson County, Tennessee.

As part of the consideration for this transfer, the Grantee(s) herein assume and agree to pay, the principal balance now due, plus future interest on a certain note, dated October 20, 1988, in the original principal sum of $74,372.00, payable to Fidelity Federal Savings & Loan Association in monthly installments, including interest as set forth in said note, and being secured by a deed of trust of record in Book 7686, page 276, said Register's Office.

95 OCT 31 AM 10:30
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (XX) property, known as 138 Buckingham Court, Goodlettsville, Tennessee 37072

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 27th day of October, 19 95

JEFFERY LYNN SCOTT

TINA MARIE SCOTT

BOOK 9843 PG 704

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JEFFERY LYNN SCOTT AND WIFE, TINA MARIE SCOTT

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 27th day of October, 19 95.

My commission expires November 20, 1996 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,532.48

Neil R. McDonald
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF October, 19 95

MY COMMISSION EXPIRES: 11/20/96 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM JEFFERY LYNN SCOTT AND WIFE, TINA MARIE SCOTT

TO NEIL R. MCDONALD

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9843 PG 705

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

AMT	30532.13
CON TX	308.95
PRFEE	1.00
MDEED	8.00
TOTAL	317.95
CHECK	317.95

10/31/95 DL 10:39 0001 2811

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0117804
IDENTIFICATION REFERENCE

95 OCT 31 AM 10:30

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 971460