BOOK 9889 PG 881

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 74,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
14th DAY OF December, 19 95

Notary Public J. DYKE TATUM

MY COMMISSION EXPIRES: July 26, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
VELMA O. JENNETTE (NAME)	FT MORTGAGE COMPANIES d/b/a (NAME)	90-12-336
548 ANNEX AVENUE (ADDRESS)	P. O. BOX 613136 (ADDRESS)	08DA 25824
NASHVILLE, TN 37209 (CITY) (STATE) (ZIP)	MEMPHIS, TN 38101 (CITY) (STATE) (ZIP)	

FOR AND 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, ESTATE OF JOSEPH CLAY FULTZ

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO VELMA O. JENNETTE, 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:

LAND in Davidson County, Tennessee, being Lot No. 25, on the Plan of Charlotte Park Annex, of record in Plat Book 3700, page 49, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to JOSEPH C. FULTZ, by deed from JERRY PATRICK THOMPSON, of record in Book 7835, page 464, Register's Office for Davidson County, Tennessee. JOSEPH C. FULTZ, having since died testate, and pursuant to the last will and testament of JOSEPH CLAY FULTZ, subject property was devised to DEBBIE S. FULTZ, Executrix, was empowered to convey subject property. JOSEPH C. FULTZ one and the same as JOSEPH CLAY FULTZ.

The property herein conveyed is subject to restrictive covenants of record in Book 3963, page 586, said Register's Office, and to the matters set forth in the above referenced plan of record.

SOURCE OF DESCRIPTION: DESCRIPTION OF PREVIOUS DEED OF RECORD

3736 12/15 0101 03CHECK 282.80

unimproved ( )
This is improved (X) property, known as 548 ANNEX AVENUE, NASHVILLE, TN 37209
(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 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 my hand this 14th day of December 19 95

ESTATE OF JOSEPH CLAY FULTZ
By: Debbie S. Fultz Executrix
DEBBIE S. FULTZ, EXECUTRIX

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ESTATE OF JOSEPH CLAY FULTZ, DEBBIE S. FULTZ, EXECUTRIX

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. Witness my hand and official seal at NASHVILLE, Tennessee, this 14th day of December, 19 95.

Commission expires July 26, 1997

I. DYKE TATUM Notary Public

STATE OF TENNESSEE
COUNTY OF

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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 _____.

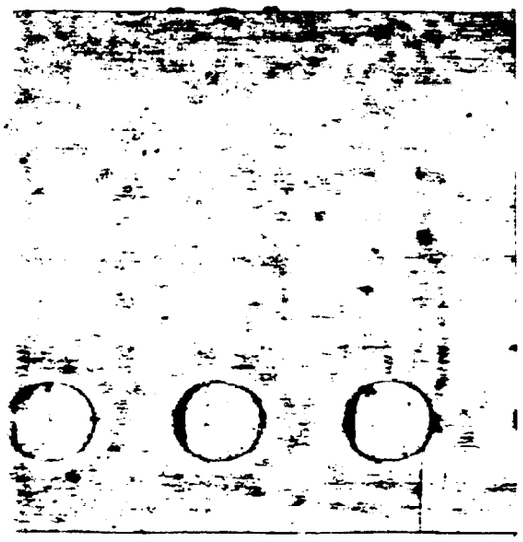
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

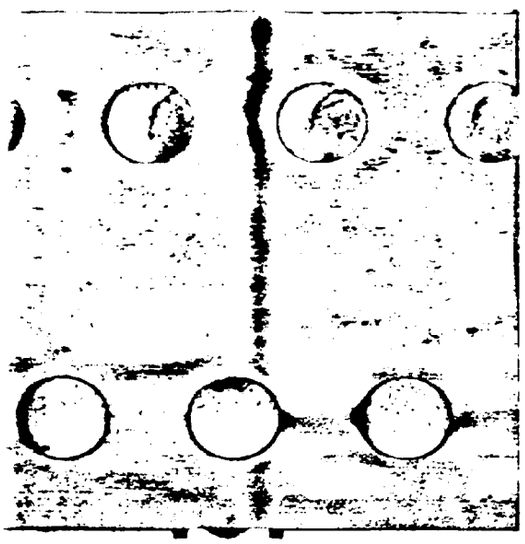
My commission expires _____

_____ Notary Public

0132501
IDENTIFICATION REFERENCE

95 DEC 15 PM 2:13
CLERK & MASTER
DAVIDSON COUNTY, TN.





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9889 PG 883

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 74000.00
CON TX 273.80
PRFEE 1.00
WDEED 8.00
TOTAL 282.80
CHECK 282.80

12/15/95 01 14:15 0001 8786

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIF. & REFERENCE

95 DEC 15 PM 2:43

DAVIDSON COUNTY, TN.

No. 987231