BOOK 9934 PG 62

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 76,200.00

Patricia H. Roddy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF January 19 96

Notary Public

MY COMMISSION EXPIRES: 3-27-99
(AFFIX SEAL)

GREGORY S. PERRONE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE
My Commission Expires March 27, 1999

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patricia H. Roddy (NAME)	FT Mortgage Companies d/b/a Sunbelt National Mortgage (NAME)	162-1-0-C-107CO
463 Hickory Glade Drive (ADDRESS)	111 Westwood Place, Suite 109 (ADDRESS)	5DU-77502
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (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, Barbara J. Schreiber, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patricia H. Roddy, 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:

A certain Planned Unit Development in Davidson County, TN, BEING Unit No. 107 on the Plan of Phase 2, Hickory Glade, of record in Book 6250, page 889, as amended in Book 6900, page 41, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Barbara J. Schreiber, by deed from W.L. Bainbridge, Inc., of record in Book 7855, Page 582, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 1996 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 6250, page 889, as amended in Book 6900, page 41; Declaration of covenants, conditions and restrictions of record in Book 6824, page 929, re-recorded in Book 6898, page 896, Book 6824, page 952, re-recorded in Book 6898, page 919, further amended in Book 6898, page 920 and Book 6957, page 473; By-Laws in Book 6878, page 390; Deed of conveyance in Book 7797, page 490 and Book 7797, page 493; Declaration of amendment & statement of easement in Book 7959, page 869; Dedication of common area in Book 7620, page 72; all of record in the Register's office for Davidson County, Tennessee.

3313 02/01 0101 03CHECK 290.94

unimproved ( )
This is improved (X) property, known as 463 Hickory Glade 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 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 29th day of January 19 96

Barbara J. Schreiber

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 9934 PG 63

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Barbara J. Schreiber, unmarried

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 Brentwood, Tennessee, this 29th day of January, 19 96.

Commission expires 3-27-99

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

My Commission Expires March 27, 1999

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

WARRANTY DEED

FROM

Barbara J. Schreiber

TO

Patricia H. Roddy

RETURN TO:

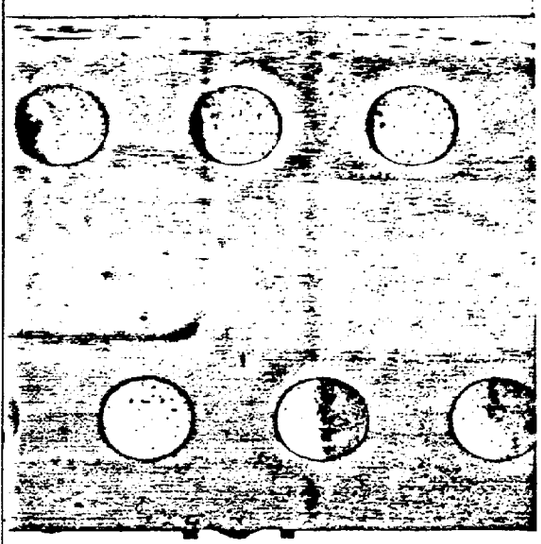
GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

96 FEB -1 AM 9:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

01459480

IDENTIFY A REFERENCE





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

RECEIVED OF _____

FOR _____

BOOK 9934 PG 64

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 76200.00
CON TX 281.94
PRFEE 1.00
WDEED 8.00
TOTAL 290.94
CHECK 290.94

02/01/96 01 09:22 0001 3313

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0145980
IDENTIF. ↑ REFERENCE

96 FEB -1 AM 9:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1001555