BOOK 9959 PG 199

THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 69,900.00

Affiant

Subscribed and sworn to before me, this 23rd day of February 1996

Notary Public

My Commission Expires: 11-22-97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
JOSEPH E. VETTER 3533 Gondola Drive Antioch, Tennessee 37013	FT Mortgage Companies P.O. Box 613136 Memphis, Tennessee 38101	MAP 150-3 PARCEL 240

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SIXTY NINE THOUSAND NINE HUNDRED AND NO/100- ---------- ($ 69,900.00) DOLLARS, cash in hand paid by the hereinafter named Grantee s, the receipt of which is hereby acknowledged, I, MARK A. PRIMEAU, MARRIED

hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto JOSEPH E. VETTER AND WIFE, SHIRLEY J. VETTER hereinafter called the Grantee s, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 118A on the Zone Lot Division of Lots 78-80, 117 and 118 Chelsea of Priest Lake, Section 2A and Lot 85-88 Chelsea of Priest Lake, Section 2B of record in Book 6250, page 631, Register's Office for Davidson County, Tennessee.

SAID Lot 118A, being a corner lot, fronts 35.38 feet on the northerly margin of Gondola Drive and fronts 103.05 feet on the easterly margin of Northway Circle, said frontage being joined by a curve measuring 39.27 feet; the northerly line of said lot extends back 55.93 feet and intersects the easterly line which measures 116.86 feet thereon.

BEING the same property conveyed to Mark A. Primeau, unmarried, by deed from Philhall Corporation, of record in Book 6764, page 262, Register's Office for Davidson County, Tennessee; the said Mark A. Primeau having since married.

KAREN R. PRIMEAU, spouse of Mark A. Primeau, joins in this conveyance to convey any interest she may have in subject property, particularly any marital interst.

This is improved property known as 3533 Gondola Drive, Antioch, Tennessee 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE s, their heirs and assigns, forever.

GRANTOR COVENANT s with the said GRANTEEs that he is lawfully seized and possessed of said land in fee simple, ha s good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Chelsea of Priest Lake Section 2A and 2B of record in Book 6250, page 631, Register's Office for Davidson County, Tennessee.

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GRANTOR__ FURTHER COVENANTs__ and bind_s himself___, his___ heirs and representatives to warrant and forever defend the title to the said GRANTEE_s_, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 23rd day of February, 19 96.

Mark A. Primeau
MARK A. PRIMEAU
by Cindy Evans Atty-in-Fact

Karen R. Primeau
by Cindy Evans atty-in-Fact

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 _____, the bargainor____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal this _____day of _____, 19 ____.

My Commission Expires: _____ Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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___ 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 this _____day of _____, 19 ____.

My Commission Expires: _____ Notary Public

IDENTIF. A REFERENCE
015425

FEB 27 PM 2:10
BETTY WILLIS REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared CINDY EVANS to me known to be the person who executed the foregoing instrument in behalf of MARK A. PRIMEAU and KAREN R. PRIMEAU and acknowledged that she executed the same as the free act and deed of the said MARK A. PRIMEAU and KAREN R. PRIMEAU.

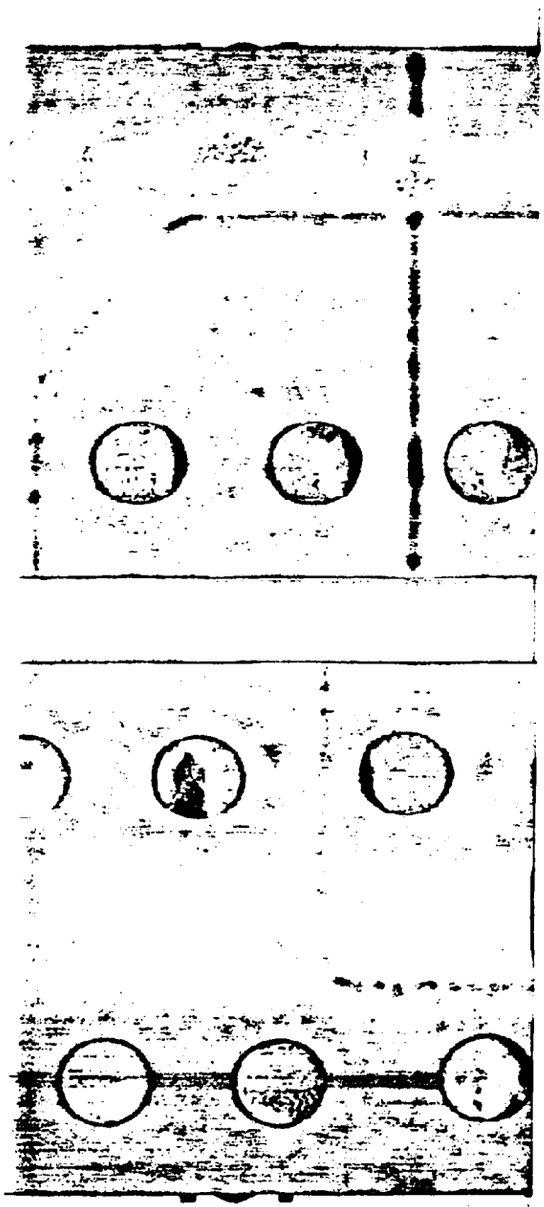
Witness my hand and seal this ____ day of February, 1996.

Mitchell A Watts
Notary Public

My commission expires: 11/22/97

MITCHELL A. WATTS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

2002 02/27 0101 03CHECK 267.63



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

RECEIVED OF _____

FOR _____

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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 69900.00
CON TX 258.63
PRFEE 1.00
WDEED 8.00
TOTAL 267.63
CHECK 267.63

02/27/96 01 14:43 0001 2002

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

96 FEB 27 PM 2[illegible] RECD
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

0154125
IDENTIF. ↑ REFERENCE

No. 1010151