Box 17

BOOK 9982 PG 350

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 99,400.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF March 19 96

Notary Public

MY COMMISSION EXPIRES: ~~May 24, 1997~~ 11/22/97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Billy Larry Scott (NAME)	First Trust Mortgage Company (NAME)	MAP 147-6
4803 Milner Drive (ADDRESS)	6525 Quail Hollow Road (ADDRESS)	PARCEL 105
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Memphis, TN 38120 (CITY) (STATE) (ZIP)	6DU20600

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, Betty J. Forg, unmarried,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Billy Larry Scott

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. 48 on the Plan of Battery Crest Subdivision, Section I, as of record in Book 2900, page 91, Register's Office for Davidson County, Tennessee.

Said Lot No. 48 fronts 77.3 feet on the westerly side of Milner Drive and runs back 206.57 feet on the northerly line and 219.47 feet on the southerly line to a dead line in the rear and measures 98.91 feet thereon.

Being the same property conveyed to Robert W. Forg and wife, Betty J. Forg by deed from William C. Greer, Jr. and Henry Earl Hawkins of record in Book 3255, page 555, and to Betty J. Forg by deed from Robert W. Forg of record in Book 9881, page 973, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 3072, page 429, said Register's Office.

This conveyance is subject to any and all existing easements of record.

Taxes for the year 1996 are prorated and assumed by the Grantee(s) herein.

The legal description is the same as the previous deed of record.

This is unimproved ( ) improved (X) property, known as 4803 Milner Drive, Nashville, TN 37211
(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 15th day of March, 19 96

Betty J. Forg

Betty J. Forg

BOOK 9982PG351

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 Betty J. Forg

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 Nashville, Tennessee this 15th day of March 19 96.

Commission expires ~~Dec. 24, 1996~~ 10/22/97

Laura A Bradley
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 _____

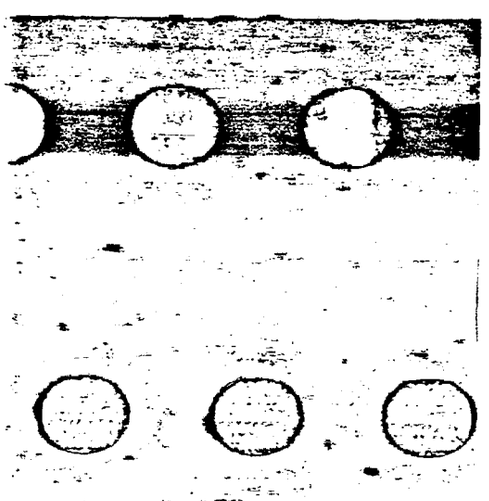
Notary Public

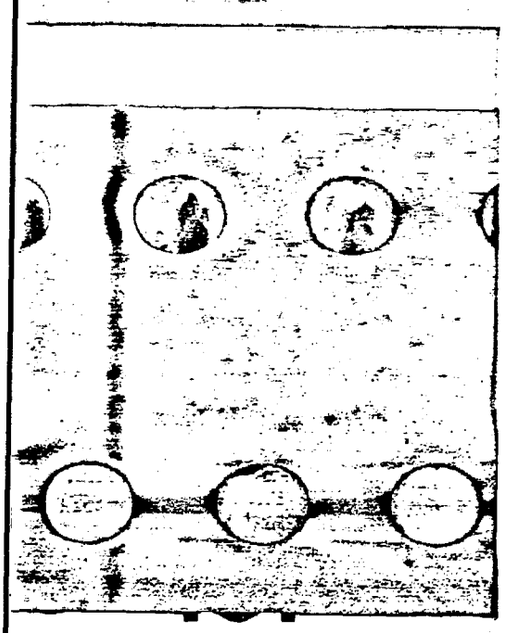
Page 2 of 2

0161215
IDENTIF. & REFERENCE

96 MAR 18 PM 3:19
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

9609 03/18 0101 03CHECK 376.78





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

RECEIVED OF _____

FOR _____

BOOK 9982 PG 352

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 99400.00
CON TX 367.78
PRFEE 1.00
WDEED 8.00
TOTAL 376.78
CHECK 376.78

03/18/96 01 15:21 0001 9609

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0161215
IDENTIF. ↑ REFERENCE

96 MAR 18 PM 3:19
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1017665