[ADDRESS NEW OWNER:	] SEND TAX BILL TO:	] MAP-PARCEL NOS.]
[	] FT Mortgage Companies dba	]]
[Edwina P. Tate	] First Tennessee Mortgage	] MAP and PARCEL]
[	] Attn: Tax Dept.	]]
[1204 Reelfoot Circle	] P.O. Box 613136	] 108-12-132]
[Nashville, TN 37214	] Memphis, TN 38101	]]

[This instrument prepared by: Smith & Archer, P.C., 2605 Elm Hill Pike, Suite C]
[, Nashville, TN 37214 (Davidson County - Box 27B)]

WARRANTY DEED

BOOK 10029 PG 261

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Jimmy L. Milton, married**, (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Edwina P. Tate, unmarried** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 106 on the Plan of Reelfoot, Section 2, of record in Book 5200, Page 727, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Jimmy L. Milton, married, by warranty deed from Gary B. Palubiak and wife, Kimberly S. Palubiak of record in Book 8438, Page 225, Register's Office, Davidson County, Tennessee.

This is property with a common address of 1204 Reelfoot Circle, Nashville, TN 37214.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 2) The Plan of Record in Book 5200, Page 727, said Register's office and all matters therein; 3) Restrictive Covenants of record in Book 6411, Page 920, said Register's office.

0175674
IDENTIFICATION REFERENCE

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]
[The actual consideration or value, whichever is greater for this]
[transfer is $91,900.00]
[ ]
[Edwina P. Tate]
[Affiant]
[Subscribed and sworn before me this 15th day of April, 1996.]
[ ]
[My Commission Expires: July 14, 1999] Notary Public

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

I, **Karen Milton**, hereby join in this instrument for the purpose of relinquishing any and all marital rights in and to said property which I may or might have as the wife of the said **Jimmy L. Milton**.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **15th** day of **April, 1996**.

Jimmy L. Milton

Karen Milton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Jimmy L. Milton and wife, Karen Milton**, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at **Nashville,**, Tennessee, this **15th** day of **April, 1996**.

Notary Public
My Commission Expires: July 14, 1999

File No. 9604-154

3017 04/29 0101 03CHECK 349.03

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

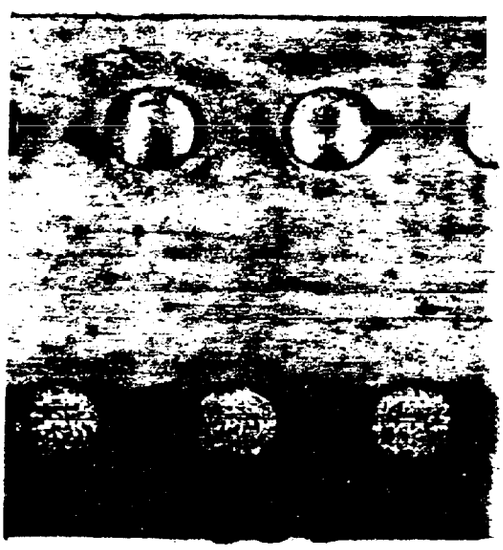
BOOK 10029 PG 263

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 91900.00
CON TX 340.03
PRFEE 1.00
WDEED 8.00
TOTAL 349.03
CHECK 349.03

04/29/96 01 09:48 0001 5017



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0175674
IDENTIF. # REFERENCE

96 APR 29 AM 9:41

DAVIDSON COUNTY, TN.

No. 1033065