This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
Glenn T. Tidwell
2509 Nolensville Road
Nashville, TN 37211

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
First Investment Company
4300 E. Broad Street
Columbus, OH 43213

MAP AND PARCEL:
MAP 076-01
PARCEL 074.00
4D-06134

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, William A. McNeill, unmarried hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Glenn T. Tidwell, unmarried, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Lot No. 575, on the Plan of Tulip Grove Subdivision, Section 10, of record in Plat Book 5800, Page 199, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to William A. McNeill, a single person , by deed from J. L. Ford and wife, Mary G. Ford of record in Book 9576, Page 352, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by First Investment Company of record in Book 7011, Page 2, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account to be transferred to Grantee(s).

This conveyance is subject to restrictions of record in Book 6062, Page 276, and such easements and setback lines of record in Plat Book 5800, Page 199, said Register's Office.

This is improved property known as 548/550 Tulip Grove Road, Hermitage, TN 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Glenn T. Tidwell, unmarried, his heirs and assigns, forever; and I, William A. McNeill, unmarried do covenant with the said Grantee that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it; and I do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 26th day of April, 1996.

William A. McNeill

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named William A. McNeill, unmarried 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 26th day of April, 1996.

NOTARY PUBLIC

My Commission Expires: 3/22/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 53,851.92.

AFFIANT

Subscribed and sworn to before me this 26th day of April, 1996.

NOTARY PUBLIC
My Commission Expires: 3/22/97

0175915
IDENTIF. ← REFERENCE

96 APR 29 PM 12:45
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

5259 04/29 0101 03CHECK 208.26



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10029 PG 841

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	53851.92
			CON TX	199.26
			PRFEE	1.00
			MDEED	8.00
			TOTAL	208.26
			CHECK	208.26

04/29/96 01 12:46 0001 5259

RECEIPT NOT VALID UNTIL CHECK IS PAID BY BANK

0175915
IDENTIF. ↑ REFERENCE

96 APR 29 PM 12:
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 1033306