Return: Box 10

PREPARED BY:
SERVICE TITLE & ESCROW, INC.
5034 Thoroughbred Lane, Suite A
Brentwood, Tennessee 37027

BOOK 10066 PG 224

WARRANTY DEED

ADDRESS NEW OWNERS:	SEND TAX BILLS TO/ AND MORTGAGEE IS:	MAP & PARCEL NOS.
William Joseph Tallent	SAME	Part of Map 159
5633 Granny White Pike	1240 E. Hickory Springs Ct	Parcel 14
Brentwood, TN 37027	Brentwood 37027	

FOR AND IN 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,

ARCHIE D. CARDEN AND WIFE, PATRICIA SPICER CARDEN

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

WILLIAM JOSEPH TALLENT AND WIFE, EVELYN C. TALLENT

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS:

Being Lot No. 2, on the plan of the Carden Subdivision, as of record in Book 8250, page 548, Register's Office for Davidson County, Tennessee and being more particularly described as follows:

BEGINNING at an iron pin set on the westerly right of way of Granny White Pike at the Northeasterly corner of the plan of Hargett Heights, as of record in Book 4595, page 142, R.O.D.C., Tennessee, and being the southeasterly corner of the herein described tract; thence leaving aforesaid right of way and running with the southerly line of Lot No. 2, S 78 deg. 35' 32" W, 671.17 feet to the southwesterly corner of the herein described tract; thence N 37 deg. 37' 08" W, 25.78 feet; thence N 35 deg. 25' 33" W, 102.37 feet; thence N 34 deg. 45' 23" W, 187.63 feet to the northwesterly corner of Lot No. 2; thence N 82 deg. 11' 15" E, 319.34 feet to the common corner of Lot Nos. 1 and 2 on the abovementioned plan of the Carden Subdivision; thence with the common line of said lots as follows, S 11 deg. 24' 28" E, 243.87 feet; thence N 78 deg., 35' 32" E, 486.72 feet to the most northeasterly corner of Lot No. 2 and lying in the westerly right of way of Granny White Pike; thence running with said right of way S 3 deg. 54' 16" W, 25.92 feet to the point of beginning.

Being part of the same property conveyed to Archie D. Carden and wife, Patricia Spicer Carden, by deed from Billy L. Bradshaw and wife, Virginia Bradshaw, of record in Book 6283, page 178, Register's Office for Davidson County, Tennessee.

7095 05/30 0101 03CHECK 480.75

This conveyance is subject to the following:

Seller will pay Metropolitan-Davidson County taxes for 1996, which are a lien but not yet do and payable.

All matters of record in Book 8250, page 548, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED ( ) UNIMPROVED (X) PROPERTY KNOWN AS:
5633 Granny White Pike, Brentwood, Tennessee 37027
(HOUSE NUMBER) (STREET) (CITY) (STATE) (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 our hand(s) this the 24th day of May, 1996.

Archie D. Carden

Patricia Spicer Carden

INDIVIDUAL ACKNOWLEDGEMENT

BOOK 10066 PG 225

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of the State and County aforesaid, Archie D. Carden and wife, Patricia Spicer Carden the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this the 24th day of May, 19 96.

NOTARY PUBLIC

My Commission Expires: 2/9/98

CORPORATE ACKNOWLEDGEMENT

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged _ _____ to be President (or other officer authorized to execute this instrument) of the _____ _____, the within named bargainor, a corporation, and that _____ as such _____, being authorized to do so, executed the foregoing instrument for the purpose therein, by signing the name of the corporation by _____ as _____ _____.

WITNESS my hand and seal, at office in _____, this the __ _____ day of _____, 19___.

NOTARY PUBLIC

My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $127,500.00

AFFIANT

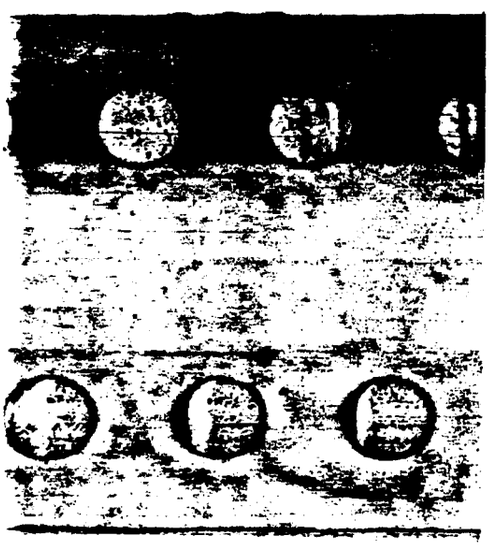
Subscribed and sworn to before me, this the 24th day of May, 19 96.

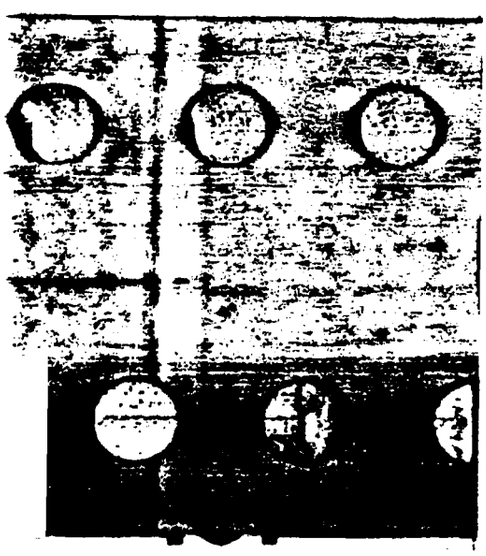
NOTARY PUBLIC

My Commission Expires: 2/9/98

0186834
IDENTIF. & REFERENCE

96 MAY 30 AM 11:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 10066 PG 226

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 127500.00
CON TX 471.75
PRFEE 1.00
MDEED 8.00
TOTAL 480.75
CHECK 480.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 7095

0186834
IDENTIF. # REFERENCE

96 MAY 30 AM 11:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1044999