Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #96-1187

WARRANTY DEED

BOOK 10230 PG 218

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Robert E. Cardwell,** and wife **Marjorie Nelle H. Cardwell**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Martha E. Caulkins,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, Being Lot No. 47 on the Plan of Lakeside Woods Estates, Section 3, of record in Plat Book 7900, pages 218, 219, and 220, Register's Office for Davidson County, to which plan reference is made for a more complete description.

Being the same property conveyed to Robert E. Cardwell and wife Marjorie Nelle H. Cardwell, by deed of record in Book 9571, Page 599, RODC.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

0237708
IDENTIF. & REFEREN
96 OCT 18 PM 3:23
FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN.
1708 10/18 0101 03CHECK 315.73

This is improved property, known as: 204 Dockside Court, 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 Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seised and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 15th day of October, 1996

Robert E. Cardwell
Robert E. Cardwell

Marjorie Nelle H. Cardwell
Marjorie Nelle H. Cardwell

BOOK 10230 PG 219

State of Tennessee)
County of Davidson)

On this the 15th day of October, 1996, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **Robert E. Cardwell and Marjorie Nelle H. Cardwell**, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: MAY 23, 1998

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$82,900.00**.

Affiant

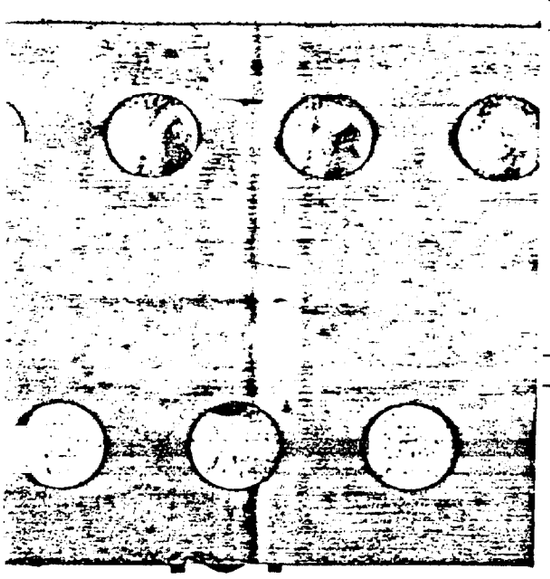
Sworn and subscribed before me on this the 15th day of October, 1996.

Notary Public

My Commission Expires: MAY 23, 1998

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Martha E. Caulkins	**FT Mortgage Companies**	**86-10-126**
204 Dockside Court	P.O. Box 146	
Hermitage, TN 37076	Memphis, TN 38101	





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

RECEIVED OF _____

FOR _____

BOOK 10230 PG 220

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
			DAMT	82900.00
			CON TX	306.73
			PRFEE	1.00
			MDEED	8.00
			TOTAL	315.73
			CHECK	315.73

10/18/96 01 15:26 0001 1708

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0237708
IDENTIF. ↑ REFERENCE

96 OCT 18 PM 3:23

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

№ 1078711

No [redacted]