WARRANTY DEED

BOOK 10238 PG 122

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 227,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: July 12, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, P.C., 213 A Ward Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James D. Kennedy (NAME)	Arlington Mortgage Corporation (NAME)	MAP 160-12-0
5709 Spring House Way (ADDRESS)	5400 Maryland Way Suite 102 (ADDRESS)	PARCEL 163.00
Brentwood, Tennessee 37027 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)	06DU 60502

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, Herman H. Rucker and wife, Dorothy R. Rucker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James D. Kennedy and wife, Deborah H. Kennedy

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. 205 on the Plan of Phase 4 Hearthstone, as of record in Plat Book 5200, pages 547 & 548, and as amended in Book 6252, page 422, Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a more complete and accurate description.

Being all the same property conveyed to Herman H. Rucker and wife, Dorothy R. Rucker by deed from Curtis Cooper and wife, Jimmie Ruth Cooper of record in Book 7984, page 883, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1997 and subsequent years, easements and restrictive covenants of record.

FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.
96 OCT 28 AM 9:19

0240321

IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 5709 Spring House Way, Brentwood, Tennessee 37027
(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 our hand s this 15th day of October 19 96

Herman H. Rucker
Herman H. Rucker

Dorothy R. Rucker
Dorothy R. Rucker

BOOK 10238 PG 123

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Herman H. Rucker and wife, Dorothy R. Rucker

the 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 purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 15th day of October 19 96.

Commission expires July 12, 1999

Notary Public

STATE OF TENNESSEE
COUNTY OF

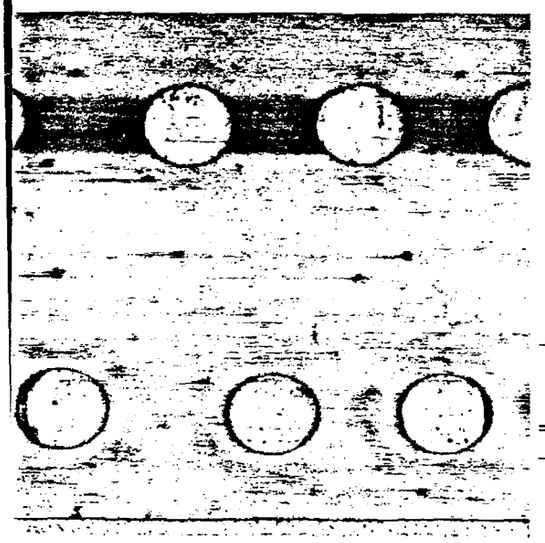
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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 _____.

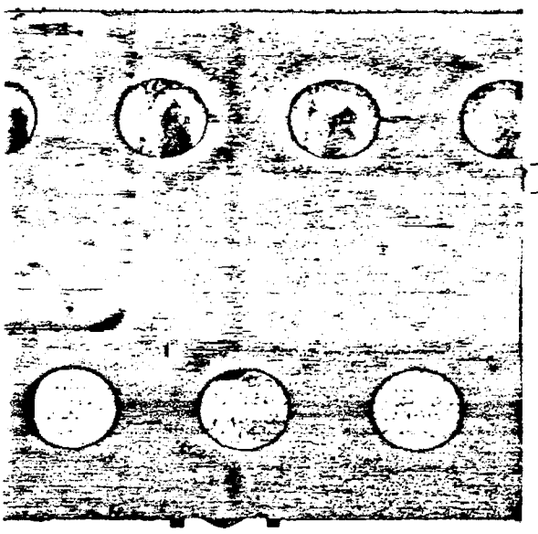
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

1554 10/23 01:01 02CHECK 848.90





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10238 PG 124

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

CHRT
227000.00
CON TX 839.90
PRFEE 1.00
MTGEED 8.00
TOTAL 848.90
CHECK 848.90

10/28/96 01 09:19 0001 4554

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0240321
IDENTIF. # REFERENCE

96 OCT 28 AM 9:19
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

№ 1081516

No [redacted]