BOOK 10256 PG 735

THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 94,500.00

Affiant

Subscribed and sworn to before me, this 8th day of November 1996

Notary Public

My Commission Expires: 11-22-97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
JOSEPH L. PILLIOD 1312 Porter Road Nashville, Tennessee 37206	FRANKLIN AMERICAN MORTGAGE 214 Overlook Court #150 Brentwood, Tennessee 37027	MAP 83-3 PARCEL 20

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of NINETY FOUR THOUSAND FIVE HUNDRED AND NO/100---------- ($ 94,500.00) DOLLARS, cash in hand paid by the hereinafter named Grantee___, the receipt of which is hereby acknowledged, we , EDWARD G. WHITE AND WIFE, TINA S. WHITE hereinafter called the Grantors__, have bargained and sold, and by these presents do transfer and convey unto JOSEPH L. PILLIOD, 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. 1 on the Map of C.H. Waller's Subdivision of Lots Nos. 42 and 43 on the Plan of Brownsville of record in Book 547, page 163, Register's Office for Davidson County, Tennessee.

SAID Lot No. 1 fronts 109.0 feet on the westerly side of Porter Road and runs back 265.0 feet on the northerly line and 244.0 feet on the southerly line with the northerly line of Creighton Street to a dead line on which it measures 101.0 feet, more or less.

INCLUDED in the above description but EXCLUDED from this conveyance is the following described land:

BEGINNING at the southwest corner of Lot No. 1 on the Map of C.H. Waller's Subdivision of Lots Nos. 42 and 43 on the Plan of Brownsville as of record in Book 547, page 163, Register's Office for Davidson County, Tennessee, and proceeding in an easterly direction along the northern border of Creighton Street, being also a southern border of said Lot No. 1, 17.0 feet to a point; thence in a northerly direction parallel to the western border of said Lot No. 1, 101.0 feet more or less, to a point in the northern border of said Lot No. 1; thence in a westerly direction along the northern border of said Lot No. 1,

CONTINUED

This is improved property known as 1312 Porter Road, Nashville, Tennessee 37206

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___, his heirs and assigns, forever.

GRANTOR s COVENANT___ with the said GRANTEE___ that they are lawfully seized and possessed of said land in fee simple, have good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of C.H. Waller's S/D of Lts Nos. 42 & 43 Brownsville of record in Book 547 , page 163 , Register's Office for Davidson County, Tennessee.

GRANTOR s FURTHER COVENANT and bind themselves, their heirs and representatives to warrant and forever defend the title to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 8th day of November, 19 96.

EDWARD G. WHITE

TINA S. WHITE

MITCHELL A. [illegible]
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named EDWARD G. WHITE AND WIFE, TINA S. WHITE, 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 this 8th day of November, 1996.

My Commission Expires: November 22, 1997

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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 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 this _____ day of _____, 19 ____.

My Commission Expires: _____

Notary Public

LEGAL DESCRIPTION CONTINUATION

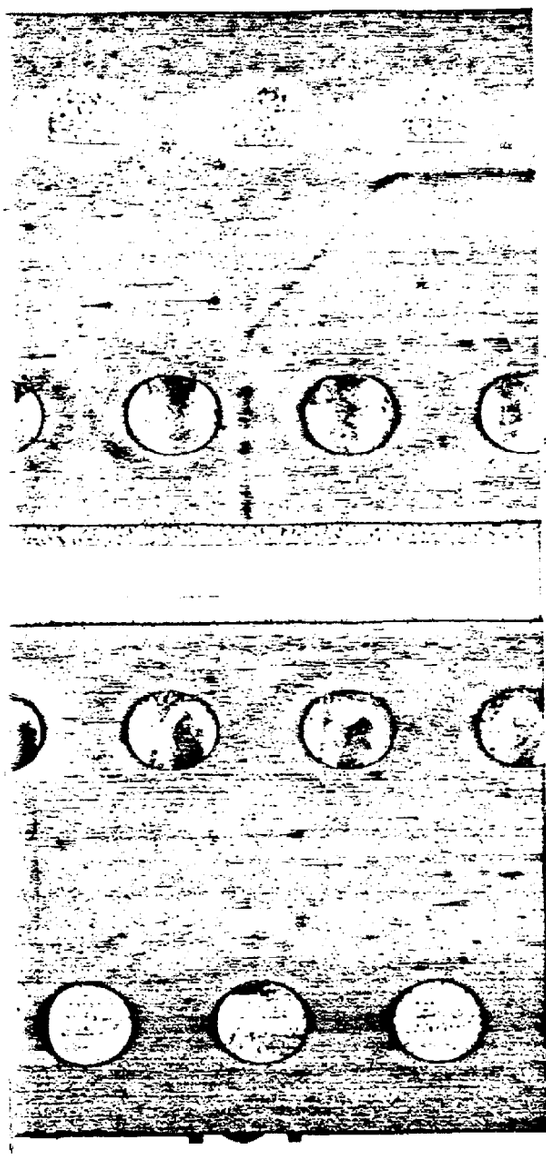
17.0 feet to a point, being the northwest corner of said Lot No. 1; thence in a southerly direction along the entire length of the western border of said Lot No. 1, 101.0 feet, more or less, to the point of beginning.

BEING the same property conveyed to Edward G. White and wife, Tina S. White, by deed from Joseph D. Huffman, unmarried, of record in Book 10178, page 195, Register's Office for Davidson County, Tennessee.

0386 11/12 0101 03CHECK 362.65

02,5727
IDENTIF. & REFERENCE

96 NOV 12 AM 8:23
REGISTER
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

FOR _____

BOOK 10256 PG 738

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 94500.00
				CON TX 349.65
				PRFEE 1.00
				WDEED 12.00
				TOTAL 362.65
				CHECK 362.65
11/12/96	01			08:23 0001 0386

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0245727
IDENTIF. ↑ REFERENCE

96 NOV 12 AM 8:23

REGISTER
DAVIDSON COUNTY, TN.

No. 1087282