WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 24,500.00

O. E. RICHESON
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF February 19 97

Notary Public

MY COMMISSION EXPIRES: 9/23/00
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
O. E. RICHESON (NAME)	SAME (NAME)	MAP 71-07
620 HARDIN SHIRE DR (ADDRESS)	(ADDRESS)	PARCEL 19.01
OLD HICKORY TENN 37138 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, WILL L. THOMAS AND WIFE, RACHEL ANN THOMAS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO O. E. RICHESON AND WIFE, GRACE RICHESON

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 part of Lot No. 1 on the Map of T. J. Cages Subdivision of the Tarplay Place, as of record in Book 332, page 97, Register's Office of Davidson County, Tennessee, and more particularly described as follows:

Beginning at a point in the northerly margin of Trinity Lane 60 feet east of the southwest corner of Lot No. 1 and the southeast corner of Lot No. 3; thence eastwardly along the northerly edge of Trinity Lane 54 feet to a point and extending back between parallel lines 95 feet, more or less, to a dead line on which it measures 54 feet.

Being the same property conveyed to Frank Looper and wife, Clara Looper by deed of record in Book 3316, page 88, Register's Office for Davidson County, Tennessee; the said Frank Looper having predeceased Clara Looper and the said Clara Looper having died January 8, 1997. Pursuant to an Order of the Probate Court for Davidson County, Tennessee, of record in Book 10331, page 18, Register's Office for Davidson County, Tennessee, the property vests in Will L. Thomas and wife, Rachel Ann Thomas the beneficiaries under the Last Will and Testatment of Clara Virginia Looper of record in Book 10331, page 16, Register's Office for Davidson County, Tennessee.

Clara Virginia Looper and Clara Looper are one and the same persons.

unimproved ( )
This is improved (X) property, known as 105 OLD TRINITY LANE, NASHVILLE, TN 37207
(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 7th day of February 19 97

Will L Thomas
WILL L. THOMAS

Rachel Ann Thomas
RACHEL ANN THOMAS

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 WILL L. THOMAS AND WIFE, RACHEL ANN THOMAS

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 GOODLETTSVILLE, Tennessee, this 7th day of February, A.D. 97

Commission expires 9/23/00

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

0272035

IDENTIFICATION REFERENCE

97 FEB 11 AM 8:26

FILED AND RECORDED IN THE OFFICE OF THE REGISTER OF DAVIDSON COUNTY, TN.

5238 02/11 0101 03CHECK 99.65

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

RECEIVED OF _____

FOR _____

BOOK 10346 PG 256

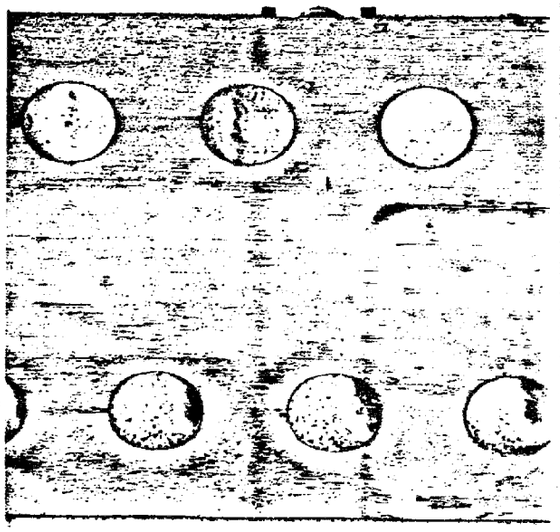
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

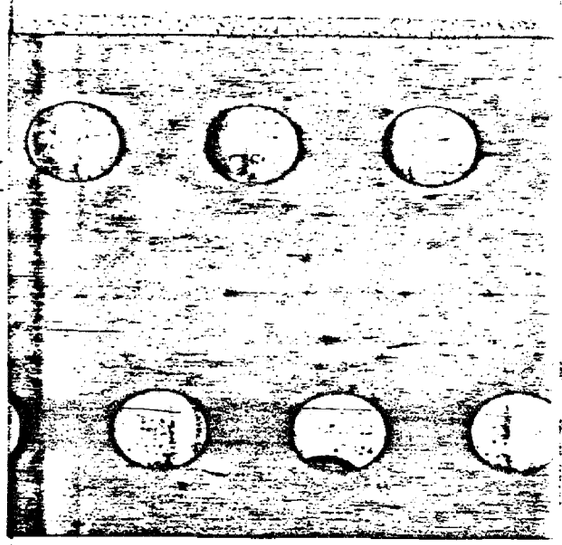
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 24500.00
CON TX 90.65
PRFEE 1.00
WDEED 8.00
TOTAL 99.65
CHECK 99.65

02/11/97 01 08:29 0001 5238

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK





0272035
IDENTIF. & REFERENCE
97 FEB 11 AM 8:26
REGISTER
DAVIDSON COUNTY, TN.

No. 1115717