Box 5

STATE OF TENNESSEE
DAVIDSON COUNTY

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 162,000.00

Affiant Phillip C. Barnett II

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF February 19 97

Notary Public

MY COMMISSION EXPIRES: MY COMMISSION EXPIRES 11-25-2000

(AFFIX SEAL)

BOOK 10355 PG 205

THIS INSTRUMENT WAS PREPARED BY
Michael T. Haley, Attorney 1100 Kermit Drive, Suite 204 Nashville, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	~~XXXXXXXX~~ Send tax bills:	MAP-PARCEL NUMBER
Phillip C. Barnett II et ux (NAME)	same (NAME)	118-14-61-00
3608 Robin Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37204 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

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, Allison L. Wesson n/k/a Allison Pitts and husband, Brian Pitts

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS TO TRANSFER AND CONVEY UNTO Phillip C. Barnett II and wife, Kristie M. Barnett (KMB)

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. 19 on the plan of Marengo Park, Section "C", of record in Book 1130, page 21, Register's Office for said County.

SAID Lot No. 19 fronts 80 feet on the easterly margin of Robin Road and extends back 190 feet on the northerly line and 191 feet on the southerly line to a dead line in the rear, measuring 120.4 feet thereon.

BEING the same property conveyed to Allison L. Wesson and Brian Pitts, joint tenants with right of survivorship, by deed from Diane P. Holladay, a single person, dated April 27, 1994, recorded April 28, 1994, of record in Book 9325, page 298, in the Register's Office for Davidson County, Tennessee.

Note: This description is the same as that used in the last deed prior to this transaction without the benefit of a survey. A mortgage loan inspection by John Kohl & Co., P.C. dated April 26, 1994, discloses that the gravel driveway encroaches upon the temporary construction easement referenced below; the carport encroaches upon sanitary sewer and utility easements, the neighbor's gravel driveway encroaches upon subject property, and the patio encroaches upon the 10 foot temporary contruction easement.

This conveyance is subject to a 20 foot easement for sanitary sewers and/or storm drainage, across the northeasterly portion of said lot and a 10 foot temporary construction easement west of and adjacent thereto, all as granted to Metropolitan Government by instrument of record in Book 5741, page 886, said Register's Office, and to any and all matters shown on the herein referenced Plan of record in said Register's Office, and to any matters on the recorded Plat in Book 1130, page 21, said Register's Office. 1997 county taxes have been prorated as of date of deed and assumed by Grantees.

unimproved ( )
This is improved (X) property, known as 3608 Robin Road Nashville, TN 37204
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said trace 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 20th day of February, 19 97

Brian Pitts

Allison L. Wesson n/k/a Allison Pitts

STATE OF TENNESSEE
Davidson County

BOOK 10355 PG 206

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Allison L. Wesson n/k/a Allison Pitts and husband, Brian Pitts

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 20th day of February 19 97

MY COMMISSION EXPIRES 11-25-2000

Notary Public

Commission Expires _____

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19_____

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
Allison L. Wesson n/k/a Allison Pitts and husband, Brian Pitts

TO
Phillip C. Barnett II and wife, Kristie A. Barnett

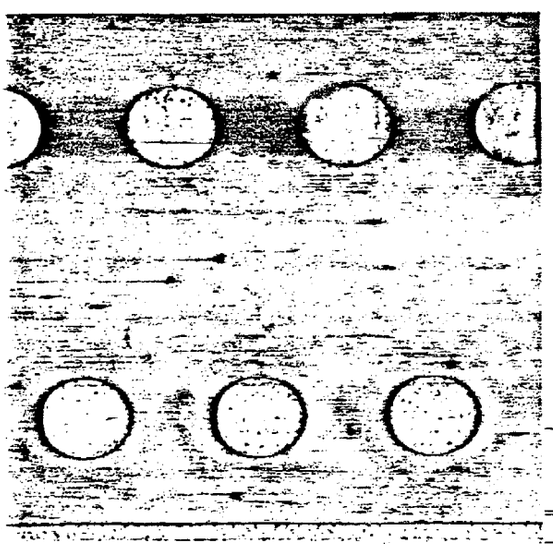
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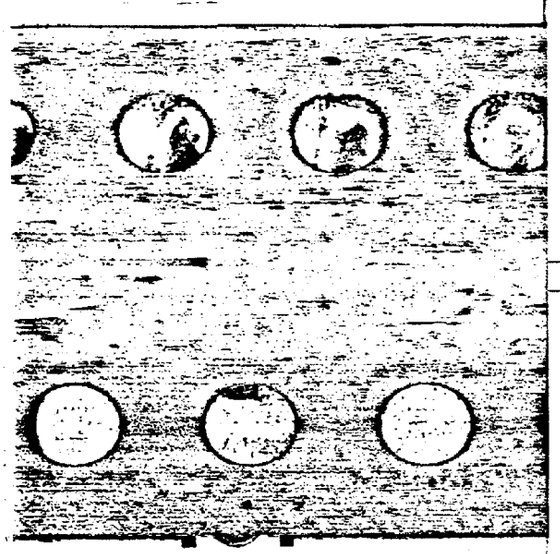
97 FEB 21 AM 9:41

FEE [illegible]
DAVIDSON COUNTY, TN.

027494

IDENTIFICATION REFERENCE





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

RECEIVED OF _____

FOR _____

BOOK 10355 PG 207

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
162000.00
CON TX 599.40
PRFEE 1.00
WDEED 8.00
TOTAL 608.40
CHECK 608.40

02/21/97 01 09:46 0001 B418

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

027494 1
IDENTIF. & REFERENCE

97 FEB 21 AM 9:41
REGISTER
DAVIDSON COUNTY, TN.

No. 1118859