BOOK 10364 PG 509

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Peter and Linda Schmitt 1215 Beech Grove Road Ashland City, TN 37015	same	Map 14 Parcel 15
This instrument prepared by: Kevin T. Sommers, Attorney at Law, P.O. Box 399, 404 North Main Street, Kingston Springs, Tennessee 37082		

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, **Perry Tilghman and wife, Linda Tilghman** (referred to together herein as "Grantor") has bargained and sold, and hereby transfers and conveys to **Peter Schmitt and wife, Linda Schmitt** (hereinafter referred to together as "Grantee"), their heirs, successors and assigns, all of Grantor's right, title and interest in and to certain land in Davidson County, Tennessee (the "Property"), being more particularly described as follows:

Situated in the 14th Civil District of Davidson County and described as follows: BEGINNING at a point in the centerline of Old Clarksville Highway, the same being the the southeast corner of a tract of land shown on the Davidson County tax map as Map 14, Parcel 15; thence North 20 degrees East 275 feet to a point in Clarksville Highway; thence South 57 degrees East 177 feet; thence South 14 degrees 30 minutes West 224 feet to a point in the centerline of the Old Clarksville Highway; thence with the centerline of Old Clarksville Highwayl thence with the centerline of said highway, North 74 degrees 30 minutes West 180 feet to the beginning, according to Mortgage Loan Inspection by L. Steven Bridges, Jr., No. 1740, 116 North Country Club Drive, Hendersonville, Tennessee 37075-2649, dated March 28, 1996.

Being the same property conveyed to Perry A. Tilghman and wife, Linda M. Tilghman, by deed from Clara H. Falls, Executrix of the Estate of Lula H. Williams, Deceased of record in Book 10006, Page 418, Register's Office for Davidson County, Tennessee.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year which have been prorated among the parties.

This is improved property, known as 6565 Old Clarksville Pike, Joelton, Tennessee 37082.

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to the Grantee, Grantee's heirs, successors and assigns forever. Grantor

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $48,000.00.

Linda Tilghman
Affiant

SUBSCRIBED AND SWORN BEFORE ME, THIS THE 28th DAY OF FEBRUARY, 1997.

Kevin T. Sommers
Notary Public
My Commission Expires: 10-28-2000

covenants with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property in unencumbered except as set forth hereinabove. Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to the Property to the said Grantee, Grantee's successors, heirs and assigns, aginst the lawful claims of all persons whomsoever.

Executed this 28th day of February, 1997.

Perry Tilghman, Grantor

Linda Tilghman, Grantor

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

Personally appeared before me, the undersigned. a Notary Public in and for said County and State, the within named, **Perry Tilghman**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who ackowledged that he executed the instrument for the purposes therein contained.

Witness my hand and official seal at Ashland City, Tennessee, this 28th day of February, 1997.

Kevin T. Sommers
Notary Public
My Commission Expires: 10-28-2000

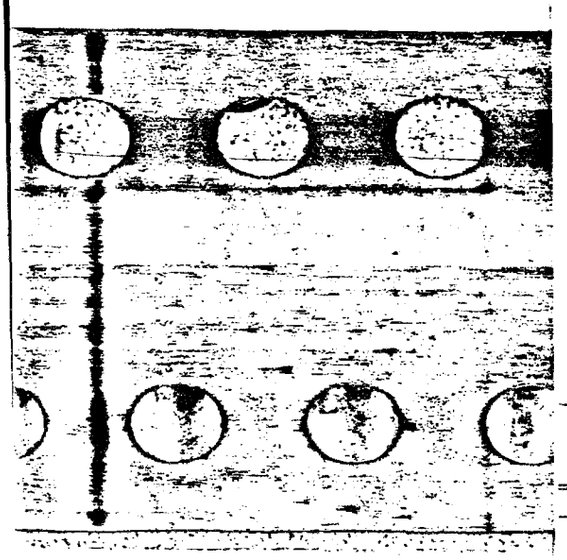
STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

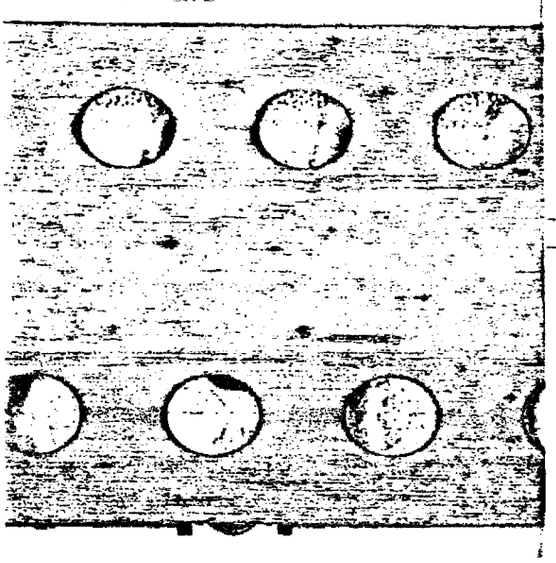
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **Linda Tilghman**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who ackowledged that she executed the instrument for the purposes therein contained.

Witness my hand and official seal at Ashland City, Tennessee, this 28th day of February, 1997.

Kevin T. Sommers
Notary Public
My Commission Expires: 10-28-2000

0277682
IDENTIF. & REFERENCE
PICK-UP
97 MAR -3 AM 8:47
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.
1398 03/03 0101 03CHECK 186.00





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

RECEIVED OF _____

FOR _____

BOOK 10364 PG 511

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 48000.00
CON TX 177.60
PRFEE 1.00
WDEED 8.00
TOTAL 186.60
CHECK 186.60

03/03/97 01 08:48 0001 1398

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0277682
IDENTIF. ↑ REFERENCE

97 MAR -3 AM 8:48
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1121302