BOOK 10367 PG 522

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 88,400.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF February 19 97

Notary Public

MY COMMISSION EXPIRES: 4/15/98
(AFFIX SEAL)

NOTARY PUBLIC LARGE CO. TENN.

MAP

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, P.C., 1281-G N. Mt. Juliet Road, Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tony J. Bales, Jr. (NAME)	First Republic Mortgage (NAME)	MAP 75, GROUP 12,
1101 Richard Lee Circle (ADDRESS)	3212 West End Avenue, Suite 500 (ADDRESS)	PARCEL 40
Hermitage, Tennessee 37076 (CITY) (STATE) (ZIP)	Nashville, TN 37203 (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, Tacopa Land, LLC

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tony J. Bales, Jr. and wife, Kristi Bales

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:

A certain tract or parcel of land in Davidson County, State of Tennessee described as follows, to-wit:

BEING Lot No. 60 on the Final Plat of Section 3, Meadows of Tulip Grove, of record in Book 6900, Page 262, said Register's Office, to which plan reference is hereby made for a complete and accurate description of said lot.

BEING a portion of the same property conveyed to Tacopa Land, LLC by deed from Meadows of Tulip Grove, L.P. of record in Book 10165, Page 354, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to lien of the 1997 county property taxes, which taxes are being proprated between the parties hereto, the grantor paying to the grantees its proportionate share and the grantees assuming and agreeing to pay same when due.

2344 03/04 0101 (SCHECH 336-08

unimproved ( )
This is improved (X) property, known as 1101 Richard Lee Circle, Hermitage, Tennessee 37076
(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 my hand this 28th day of February 19 97

Tacopa Land, LLC
By: Chris Robinson, Partner
Chris Robinson, Partner

BOOK 10367 PG 523

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF WILSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Chris Robinson and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Partner and _____ respectively of the Tacopa Land, LLC the within named bargainor, and corporation, and that he as such Partner 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 Chris Robinson as such Partner, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Mt. Juliet, Tennessee on this the 28th day of February 19 97.

My commission expires 4/25/98

Notary Public

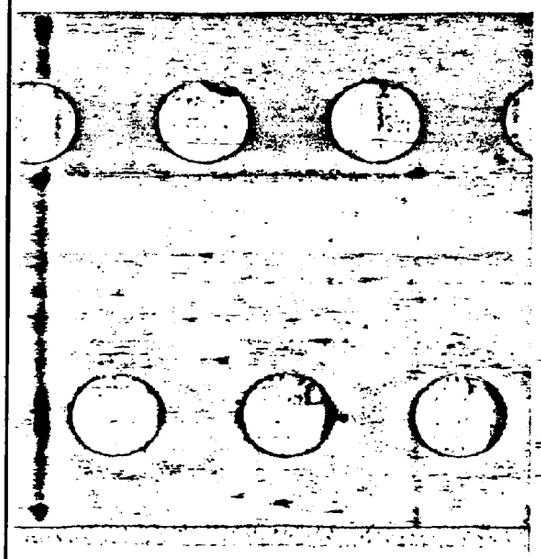
LEWIS E. ... NOTARY PUBLIC AT LARGE WILSON CO. TENN.

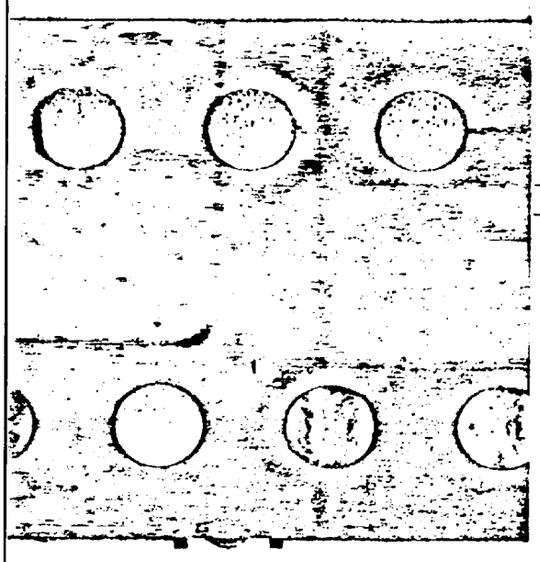
0278572

IDENTIF. & REFERENCE

97 MAR -4 PM 12:44

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10367 PG 524

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 88400.00
CON TX 327.08
PRFEE 1.00
WDEED 8.00
TOTAL 336.08
CHECK 336.08

03/04/97 01 12:49 0001 2344

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0278572
IDENTIF. ↑ REFERENCE

97 MAR -4 PM 12:44
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1122736