460

BOOK 10400 PG 563

[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:	]MAP-PARCEL NOS.]
[Walter Thomas Roe and	[Regions Mortgage Inc.]	]
[wife, Whitney A. Roe	[605 South Perry St.]	]
[1413 Shelton Avenue	[Montgomery, AL 36104]	Map 072-03-0]
[Nashville, TN 37216	[	]Parcel 263.00]

[This instrument prepared by: Robert J. Notestine III, Attorney]
[104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We, Peter A. Mollica and wife, Carey J. Mollica, (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto Walter Thomas Roe and wife, Whitney A. Roe, (the "Grantees"), Grantees' heirs and assigns, a certain tract or parcel of land lying and being located in Davidson County, Tennessee, particularly described as follows:

Land in Davidson County, Tennessee, being the westerly ½ of Lot No. 41, all of Lot No. 42, and the easterly 20 feet of Lot No. 43, of Block "A", on the Map of Inglewood Golf Club Subdivision, as of record in Book 843, page 65, Register's Office for said County.

Said Lot and parts of lots adjoin and front together 110 feet on the notherly side of Shelton Avenue and run back 168.9 feet more or less on the westerly line of said part of Lot No. 43, and 172.6 feet more or less on the easterly line of said part of Lot No. 41, to a dead line in the rear, measuring 110.65 feet more or less theron.

Being the same property conveyed to Peter A. Mollica and wife, Carey J. Mollica from Imogene G. Ford by Warranty Deed in Book 10203, page 369, in said Register's Office for Davidson County, Tennessee.

This description is the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1997 and subsequent years, easements and restrictive covenants of record.

This is improved property commonly known as 1413 Shelton Avenue, Nashville, Tennessee 37216.

BOOK 10400 PG 564

[STATE OF TENNESSEE)]
[COUNTY OF DAVIDSON)]
[The actual consideration or value, whichever is greater for]
[this transfer is $156,000.00. Walter Thomas Roe]
[Affiant]
[Subscribed and sworn to before me this 26th of March 1997.]
[ ]
[Notary Public]
[My Commission Expires 1-24-98]
[ ]

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' heirs and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 26th day of March, 1997.

Peter A. Mollica

Carey J. Mollica

4197 04/02 0101 03CHECK 586.20

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

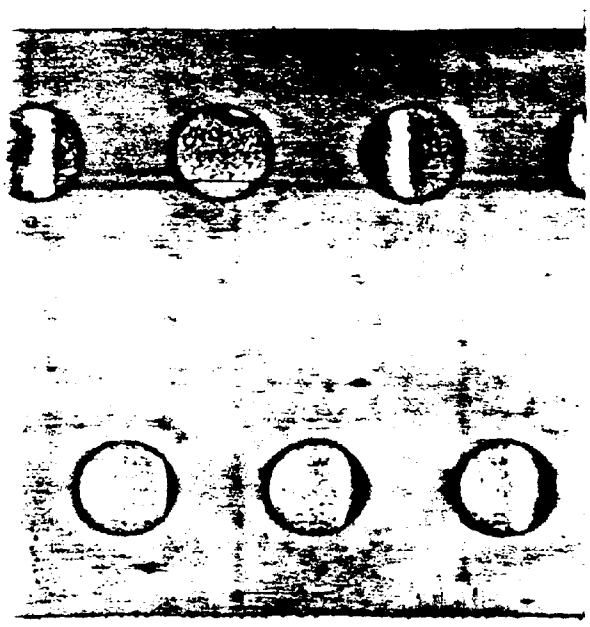
On this 26th day of March, 1997, before me personally appeared Peter A. Mollica and wife, Carey J. Mollica, to me known to be the persons who executed the foregoing instrument, and who acknowledged that they executed the same as their free act and deed.

WITNESS my hand and official seal at Nashville, Tennessee, this 26th day of March, 1997.

NOTARY PUBLIC

My Commission Expires: 1-24-98

IDENTIFICATION REFERENCE
0289686
97 APR -2 AM 9:41
ELEX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.



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

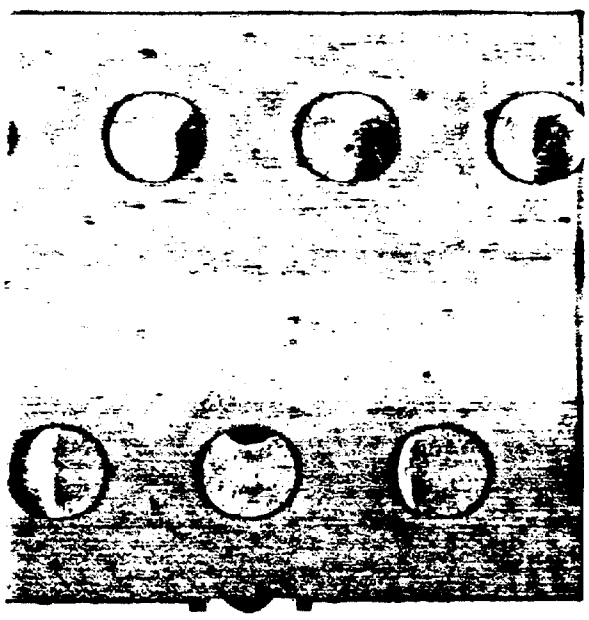
RECEIVED OF _____

FOR _____

BOOK 10400 PG 565

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
156000.00
CON TX 577.20
PRFEE 1.00
WDEED 8.00
TOTAL 586.20
CHECK 586.20
04/02/97 01 09:44 0001 4197

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0289686
IDENTIF. ↑ REFERENCE

97 APR -2 AM 9:41
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1134464