BOOK 10401PG300

Box 50-B

THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE
Bankers Title & Escrow Corp. 3310 West End Avenue, Suite 410 Nashville, Tennessee 37203	COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 218,000.00 X Terri D. Fannin Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March 19 97 R. L. MOORE NOTARY PUBLIC DAVIDSON COUNTY Notary Public MY COMMISSION EXPIRES: Sept 23, 2000 (AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Terri D. Fannin (NAME)	FT Mortgage Companies d/b/a (NAME)	MAP 82-16
815 Russell Street (ADDRESS)	P.O. Box 613136 (ADDRESS)	PARCEL 101
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Memphis, TN 38101 (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, Janie Elizabeth Vincent, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Terri D. Fannin and husband, Jerry W. Fannin

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 the easterly one-half of Lot No. 15 and the westerly one-half of Lot No. 17 on the Map of Kinnaird & Bransford Subdivision of record in Book 57, page 156, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Janie Elizabeth Vincent, unmarried, by deed from Mark Eugene Lopez, unmarried, of record in Book 9666, page 8, said Register's Office.

0289840

IDENTIF. + REFERENCE

97 APR -2 PM 12:38

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 815 Russell Street, Nashville, TN 37206
(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 31st day of March 19 97

Janie Elizabeth Vincent

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10401 PG 301

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Janie Elizabeth Vincent, unmarried

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31st day of March, 19 97.

Commission expires Sept 23, 2000

Notary Public

STATE OF TENNESSEE
COUNTY OF

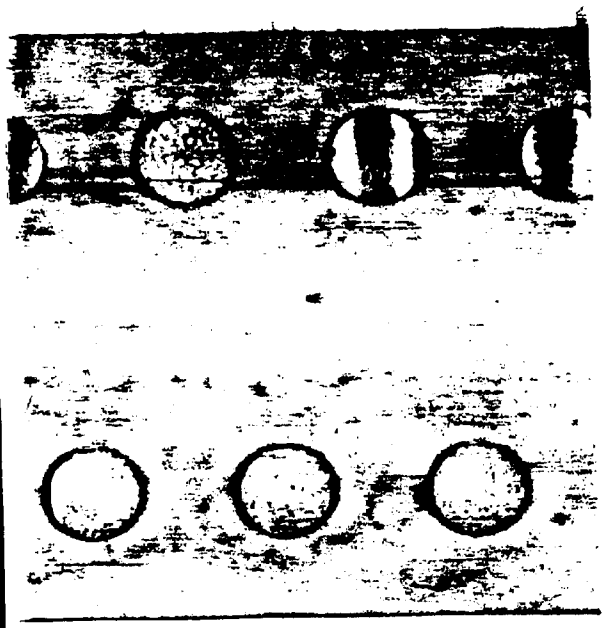
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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 _____.

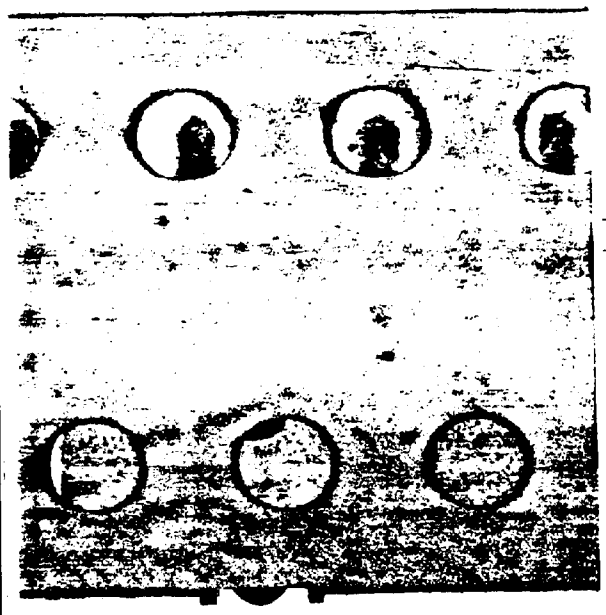
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

4359 04/02 0101 03CHECK





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10401 PG 302

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 218000.00

CON TX 806.60

PRFEE 1.00

WDEED 8.00

TOTAL 815.60

CHECK 815.60

04/02/97 01 12141 0001 4359

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0289840

IDENTIF. ↑ REFERENCE

97 APR -2 PM 12:38

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1134619