This Instrument Prepared by E. L. Richards, Attorney, 410 West Main St., Woodbury, TN
based upon information provided by the parties

MAIL TO: **Name/Address of New Owner:** Patricia Ann Parker
117 Hamblen Avenue
Old Hickory, TN 37138

Send Tax Bill to: SAME

Map: 53-12-23

BOOK 10404 PG 822

WARRANTY DEED

For and in consideration of the sum of ONE AND NO/100 ($1.00) DOLLARS cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, including the love and affection we have for our daughter, the receipt of which being hereby acknowledged, WILLIAM L. PARKER AND WIFE, EMMA RUTH PARKER, hereinafter called the Grantors have bargained and sold and by these presents transfer(s) and convey(s) unto PATRICIA ANN PARKER, the Grantee, hers heirs and assigns, a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows:

TRACT 1

Being Lot No. 12 of Block "D" on the Plan of the Subdivision Map No. 3, Life and Casualty Insurance Company's Property at Old Hickory, Tennessee, as of record in Book 974, Page 11, Register's Office of said County.

Said Lot No. 12 fronts 60 feet on the northeasterly side of Hamblen Avenue and runs back between parallel lines, 175 feet to a dead line.

This conveyance is subject to certain rights of ways, licenses to construct, and easements recorded in the Register's Office for Davidson County in Book 662, Page 743, Book 736, Page 384 and Book 1003, Page 51

Being the same property conveyed to the Grantor(s) herein by deed of record in Book 3675, Page 513, Register's Office for Davidson Cannon County, Tennessee.

TRACT 2

Land in the City of Lakewood of said County, and being part of the property shown on a map entitled subdivision Map 3, of the Life and Casualty Insurance Company Property at Old hickory, Tennessee, in Davidson county recorded in Book 974, Page 11, Register's Office for said County, described more particularly as follow:

The Property herein conveyed is shown on said map, but it is not subdivided and said lot begins at the northerly corners of Lots 11 and 12 in the dead line and running northerly as a continuation of the line between Lots 11 and 12

above map 165 feet more or less to southerly line of the railroad (formerly the Tennessee Central Railway) right-of-way; thence easterly along the southerly line of the railroad right-of-way 90 feet to a point; thence southerly parallel to the first course 165 feet more of less; thence westerly 90 feet to the point of beginning.

Being the same property conveyed to the Grantor(s) herein by deed of record in Book 3869, Page 673, Register's Office for Davidson County, Tennessee.

The address of the property: 117 Hamblen Ave.
Old Hickory, TN 37138

BOOK 10404 PG 823

It is agreed and understood that possession of the premises shall be granted with delivery of deed.

It is understood that this realty is governed by any Restrictive Covenants, Liens, or Easements that are recorded in the Chain of Title as shown in the Register's Office for Davidson County, Tennessee or those that would be revealed by a critical, personal inspection of the premises and consultation with adjoining property owners.

It is further agreed and understood that the purchaser shall assume full payment for the current years property taxes.

TO HAVE AND TO HOLD said tract of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever; and Grantors covenant with said Grantee that they 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 the Grantors do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. (Whenever 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 signatures this 31st day of March, 1997.

William L Parker
WILLIAM L. PARKER

Emma Ruth Parker
EMMA RUTH PARKER

ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF CANNON

Before me, a Notary Public in and for the said state and county, personally appeared WILLIAM L. PARKER and EMMA RUTH PARKER, with whom I am personally acquainted or proved identity on the basis of satisfactory evidence, the bargainor(s), and who acknowledged the execution of the foregoing instrument (Warranty Deed) for the purposes therein contained.

Witness my hand and seal at Woodbury this 31st day of March, 1997.

E L Richards
NOTARY PUBLIC

My Commission Expires:
October 22, 1997

BOOK 10404 PG 824

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater, is $50,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

William L Parker

Sworn to and subscribed before me on this 3rd day of April, 19 97.

Debra A. Randall
NOTARY PUBLIC

My Commission Expires:
01/20/99

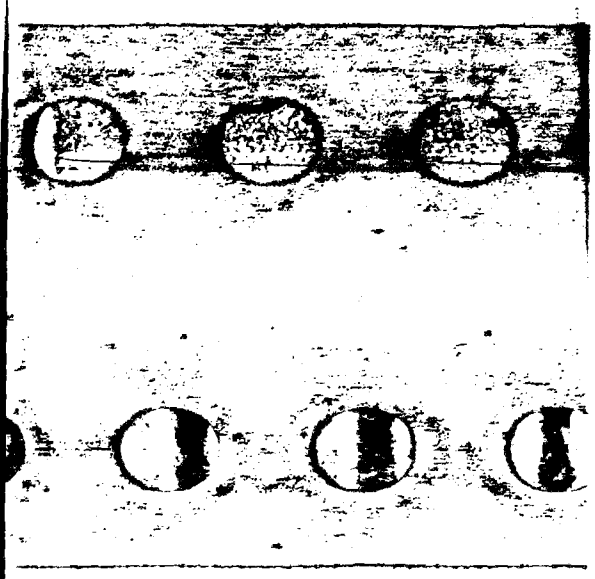
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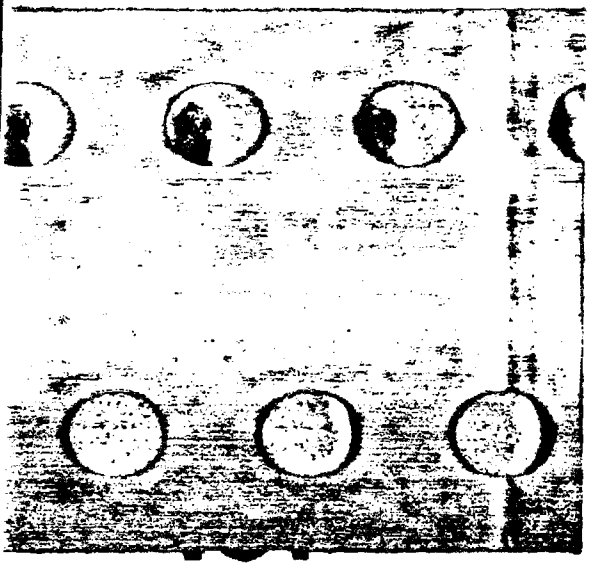
IDENTIFICATION REFERENCE

97 APR -3 PM 1:46

DAVIDSON COUNTY, TN.

5228 04/03 0101 03CHECK 198.00





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10404 PG 825

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	50000.00
CON TX	185.00
PRFEE	1.00
WDEED	12.00
TOTAL	198.00
CHECK	198.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/03/97 01 13148 0001 5228

0290657

IDENTIF. ↑ REFERENCE

97 APR -3 PM 1:46

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1135480