This instrument prepared by:
MORREALE MACK & TERRY, P.C.
John F. Morreale
449 Taft Avenue
Glen Ellyn, Il 60137

BOOK 10406 PG 96

WARRANTY DEED

THIS INDENTURE, made this 31st day of March , A.D., 1997 , by and between William R. Emanuel, III and Nancy L. Emanuel, husband and wife

First Parties, and

Milton E. Penn and Wife, Aleta Penn

Second Parties,

WITNESSETH: That said First Parties, for and in consideration of the sum of ---------One and NO/100-------Dollars ($1.00), and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged,

have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to-wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 77 ON THE PLAN OF CHATHAM POINTE, OF RECORD IN BOOK 6900, PAGE 444 AND 447, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A COMPLETE AND ACCURATE DESCRIPTION THEREOF.

BEING THE SAME PROPERTY CONVEYED TO WILLIAM R. EMANUEL, III AND WIFE, NANCY L. EMANUEL BY DEED FROM EUGENE COLLINS, UNMARRIED, OF RECORD IN BOOK 9743, PAGE 591, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

0291011

IDENTIFICATION PICK-UP

97 SEP -4 11:10:07

5686 04/04 0101 03CHECK 530.70

RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

OWNER:
Milton E. Penn et ux
3408 Bridgeton Cove
Antioch, TN 37013

RESPONSIBLE TAXPAYER:
Owner

CLT#

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. **TO HAVE AND TO HOLD THE** said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the said First Parties hereunder set their hands and seals the day and year first above written.

William R. Emanuel, III

Nancy L. Emanuel

STATE OF TN
COUNTY OF DAVIDSON

Personally appeared before me, William R. Emanuel, III and Nancy L. Emanuel, husband and wife, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that They executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 1 day of October, 19 96.

Notary Public

My Commission Expires: 1-24-98

I hereby swear or affirm that, the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 141,000.00. Affiant

Subscribed and sworn to before me this 31st day of March, 19 97.

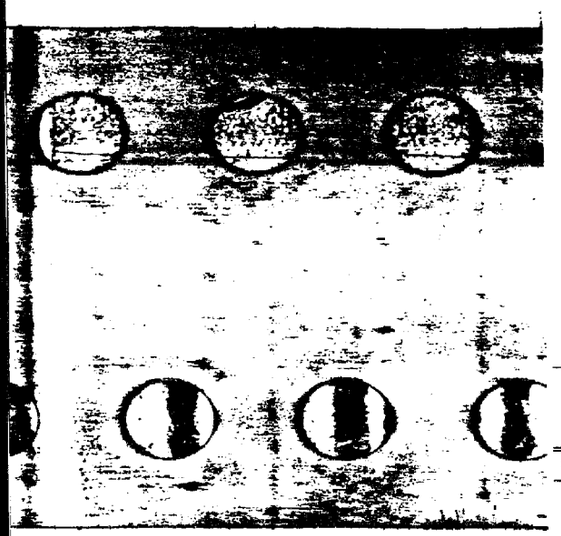
Notary Public

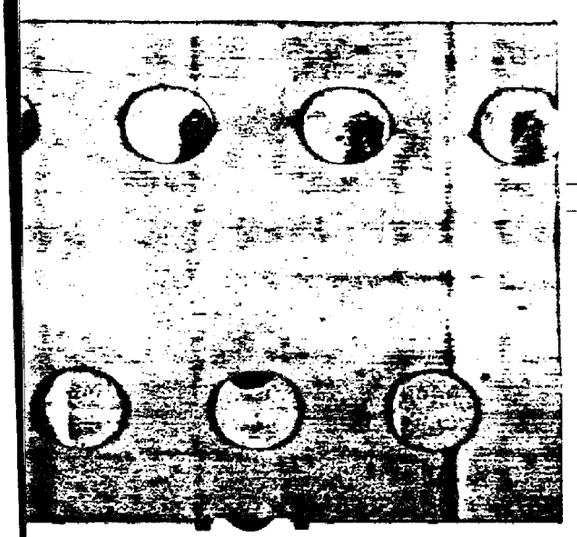
My Commission Expires:

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

My Commission Expires 5-23-98

Mail
Title Escrow





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10406 PG 98

CD - 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	
				141000.00
			CON TX	521.70
			PRFEE	1.00
			WDEED	8.00
			TOTAL	530.70
			CHECK	530.70
04/04/97	01		10:11 0001	5686

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02910 11

IDENTIF. ↑ REFERENCE

97 APR -4 AM 10:07

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

No. 1135931