THIS INSTRUMENT PREPARED BY:

JAMES C. DALE III
Attorney at Law
221 4th Ave. N., 5th Fl.
Nashville, TN 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $125,000.00.

Martha S. Rogers
AFFIANT

Subscribed and sworn to before me this 14th day of April, 1997.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 9-26-98

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS:	MAP/PARCEL NO.:
Tate Rogers and wife, Martha S. Rogers 600 Timber Lane Nashville, TN 37215	SAME	118-5-54

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, including the execution and delivery of a Deed of Trust Note in the amount of One Hundred Thousand Dollars and No/100 ($100,000.00), secured by a Deed of Trust to JAMES C. DALE III, Trustee, FRANCES NEBLETT ABERNATHY, an unmarried person, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto ALFRED TATE ROGERS and wife, MARTHA S. ROGERS, hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being the easterly 65 feet of the westerly 75 feet of Lot No. 4 on the map of the subdivision of the South part of Dr. L. G. Noel's Property, of record in Book 547, page 105, Register's Office for said County.

Said part of Lot No. 4 fronts 65 feet on the northerly side of Gale Avenue and runs back between parallel lines 150 feet to a line in the rear.

Included in the above described property but excluded herein is that property vested in the State of Tennessee by Consent Order of record in Book 4837, page 194, said Register's Office, to which reference is made.

97 APR 15 AM 09:55
DAVIDSON COUNTY, TN.

0294338
IDENTIF. & REFERENCE

jim\realesta\aberroge.wd

Being the same property conveyed to Lucian M. Abernathy, now deceased, and wife, Frances Neblett Abernathy, by deed from Mary Elizabeth Bonham, a widow, of record in Book 1199, page 159, said Register's Office.

This is improved property known as 1106 Gale Lane, Nashville, Tennessee 37204

This conveyance is made subject to:

(1) 1997 taxes, which have been prorated and assumed by Grantees.

(2) Boundary line agreement of record in Book 8714, page 205, said Register's Office.

(3) Easement for sanitary sewers and/or storm drainage of record in Book 8789, page 965, said Register's Office.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantees, their heirs and assigns, forever; and Grantor does covenant with said Grantees that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out; Grantor does further covenant and bind herself, her heirs and representatives to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 14th day of April, 1997.

Frances Neblett Abernathy by James C. Dale III Atty in Fact
FRANCES NEBLETT ABERNATHY BY JAMES C. DALE III, ATTORNEY-IN-FACT

"GRANTOR"

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 14th day of April, 1997, before me personally appeared JAMES C. DALE III, to me known to be the person who executed the foregoing instrument on behalf of FRANCES NEBLETT ABERNATHY and acknowledged that he executed the same as the free act and deed of the said of the said FRANCES NEBLETT ABERNATHY.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

9389 04/15 0101 CHECK 471-5

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OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10416 PG 581

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	
	125000.00
CON TX	462.50
PRFEE	1.00
WDEED	8.00
TOTAL	471.50
CHECK	471.50

04/15/97 01 08:59 0001 9389

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0294338

IDENTIF. ↑ REFERENCE

97 APR 15 AM 8:55

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1140375