BOOK 11422 PG 689

THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075

OUR FILE NUMBER: 6141

MAP/GROUP/PARCEL
052-01-0/253.00

NEW OWNER'S NAME AND ADDRESS:
Tracy A. Young
755 Oakdell Avenue
Madison, TN 37115

SEND TAX BILLS TO:
Southeastern Mortgage of Tennessee, Inc.
115 29th Ave. South
Nashville, TN 37212

97 APR 21 AM 9:41
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
0296132

1388 04/21 0101 03CHECK 212.13

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, we, Carmen Coles and Tammy Whittaker as devisees of, Mary T. Wilkerson (also known as Mary E. Wilkerson) hereinafter called Grantors, do hereby transfer and convey unto Tracy A. Young, a single man, his heirs and assigns, hereinafter called Grantee, property described as follows:

LAND in Davidson County, near Nashville, Tennessee,

BEING Lot No. 8 of Block B on the Map of Power and Roth's Subdivision at Madison, Tennessee, of record in Book 843, Page 75, Register's Office for said County, to which reference is hereby made for a more complete description of said property.

The subject property is improved property commonly known as 755 Oakdell Avenue, Madison, Tennessee.

BEING the same property conveyed to Robert L. Wilkerson and wife, Mary T. Wilkerson by deed of record in Book 1633, Page 153, Register's Office for Davidson County, Tennessee. Robert L. Wilkerson predeceased Mary T. Wilkerson and at the time of his death he was married to Mary T. Wilkerson. Carmen Coles and Tammy Whittaker are the devisees under the will of Mary T. Wilkerson whose estate was Probated in the Probate Court for Davidson County, Tennessee, and identified as Case Number 96-P-1089.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantee. Grantors covenant with grantee that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, his heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Carmen Coles
Carmen Coles

Tammy Whittaker
Tammy Whittaker

BOOK 10422 PG 690

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Carmen Coles and Tammy Whittaker, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 18th day of April, 1997.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
2-3-98

STATE OF TENNESSEE
COUNTY OF SUMNER

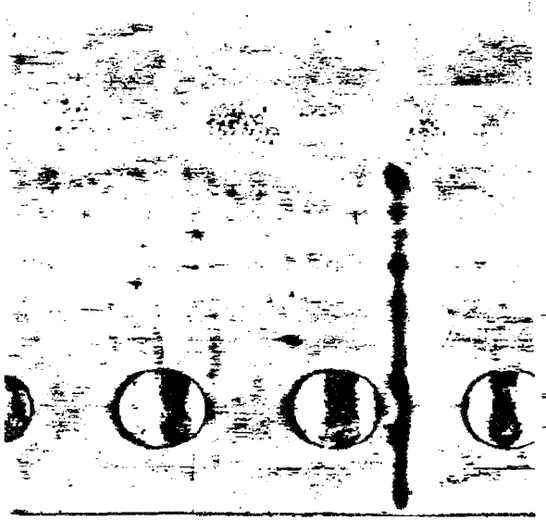
The actual consideration or value whichever is greater for this transfer is $54,900.00.

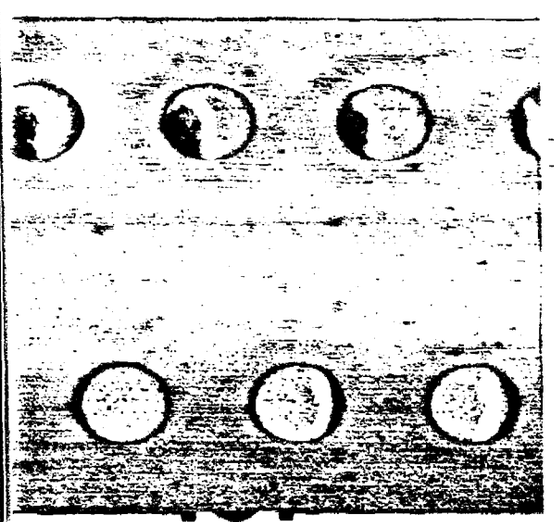
AFFIANT

Sworn to and subscribed before me, this the 18th day of April, 1997.

NOTARY PUBLIC

My Commission Expires:
2-3-98





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

RECEIVED OF _____

FOR _____ BOOK 10422 PG 691

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 54900.00
CON TX 203.13
PRFEE 1.00
WDEED 8.00
TOTAL 212.13
CHECK 212.13

04/21/97 01 09:43 0001 1388

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0296132
IDENTIF. # REFERENCE

97 APR 21 AM 9:41
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1141527