FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 10425 PG 787
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 78,000.00

Clifton Floyd
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF April 19 97

Notary Public

MY COMMISSION EXPIRES: May 24 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Clifton A. Floyd (NAME)	New Owner (NAME)	MAP 52-3
805 Fawn Lane (ADDRESS)	(ADDRESS)	PARCEL 150
Madison, TN 37115 (CITY) (STATE) (ZIP)	(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, William L. Renick and wife, Emma K. Renick, Trustees U/A/D February 25, 1997 of the Renick Joint Revocable Living Trust Agreement and any Successors in Trust HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Clifton A. Floyd and wife, Jackie A. Floyd

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:

BEING Lot No. 135, on the plan of Arrowhead Estates, Section 2, of record in Book 5050, Page 83, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

SAID Lot No. 135, fronts 60 feet on the westerly margin of Fawn Lane, and extends back between parallel lines measuring 139.95 feet to a dead line in the rear measuring 60 feet thereon.

BEING the same property conveyed to William L. Renick or Emma K. Renick, Trustees U/A/D February 25, 1997 of the Renick Joint Revocable Living Trust Agreement and any Successors in Trust by deed from William L. Renick, Sr. and wife, Emma K. Renick, of record in Book 10377, Page 981, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 4286, Page 406, Register's Office for said County.

The said Emma K. Renick joins in this conveyance to convey any and all marital interest he/she may have in said property.

unimproved ( )
This is improved (X) property, known as 805 Fawn Lane, Madison, TN 37115
(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 our hand s this 18th day of April, 19 97

William L. Renick

William L. Renick

Emma K. Renick

Emma K. Renick

BOOK 10425 PG 788

FILED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William L. Renick and wife, Emma K. Renick

the bargainor S, 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 and official seal at Nashville, Tennessee, this 18th day of April 19 97

Commission expires May 24, 1997

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 _____

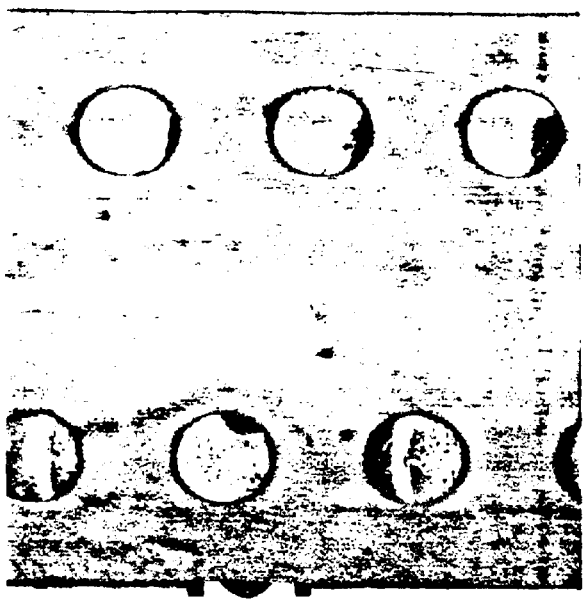
Notary Public

2411 04/23 0101 03CHECK 297.60

0297068

IDENTIFICATION REFERENCE





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

RECEIVED OF _____

FOR _____

BOOK 10425 PG 789

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	78000.00
			CON TX	286.60
			PRFEE	1.00
			WDEED	8.00
			TOTAL	297.60
			CHECK	297.60
04/23/97	01	11:38	0001	2411

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0297068
IDENTIF. # REFERENCE

97 APR 23 P 1:40
REGISTER OF DEEDS

No. 1142539