Box 1

STATE OF TENNESSEE
COUNTY OF

BOOK 10430 PG 491

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $80,000.00

Rosie M. Herren
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4/22/97.

Lori Holloway
Notary Public

MY COMMISSION EXPIRES: October 9, 1999.

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE RUTHERFORD CO. TENN.

My Commission Expires Oct. 9, 1999

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Rosie M. Herren	Guaranty Trust Company	108-8-48
(NAME)	(NAME)	
3196 Trails End Lane	726 S. Church Street	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Murfreesboro, TN 37133-1218	
(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, **MICHELE ELIZABETH PHELPS AND HUSBAND WILLIAM A. PHELPS**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ROSIE M. HERREN, UNMARRIED** , 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:

Land in Davidson County, Tennessee, being Lot No. 206 on the Plan of Larchwood Section Two of record in Plat Book 5200, Page 207, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Michele Elizabeth Phelps and husband William A. Phelps by deed of record in Book 8492, Page 767, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ( )
This is improved (X) property, known as 3196 Trails End Lane, Nashville, TN 37214
(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 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 my/our hand(s) this 22nd day of April, 1997.

Michele E. Phelps
Michele Elizabeth Phelps

William A. Phelps
William A. Phelps

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, lori Holloway, a Notary Public in and for said County and State, the within named Michele Elizabeth Phelps and husband William A. Phelps, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Antioch . Tennessee, this 22nd day of April, 1997

Commission expires:October 9, 1999

NOTARY PUBLIC AT LARGE RUTHERFORD CO. TENN.
My Commission Expires Oct. 9, 1999

Lori Holloway
Notary Public

~~Being the same property conveyed to Michele Elizabeth Phelps and husband William A. Phelps by deed of record in Book 8492, Page 767, Register's Office for Davidson County, Tennessee.~~

~~This conveyance is subject to any and all existing restrictions and easements of record.~~

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

0298420

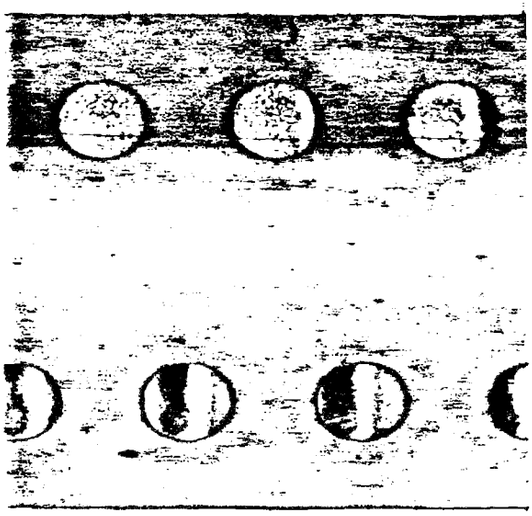
IDENTIF. # REFERENCE

97 APR 28 AM 10: 22

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

3937 04/28 0101 02CHECK 205.00

BOOK 10430 PG 495



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

RECEIVED OF _____

FOR _____

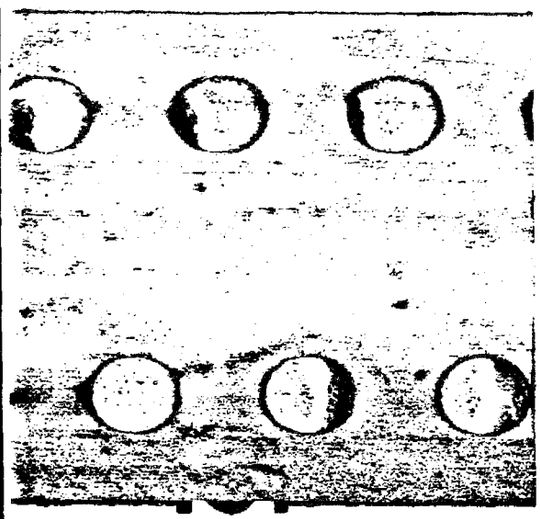
BOOK 10430 PG 496

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	80000.00
CON TX	296.00
PRFEE	1.00
WDEED	8.00
TOTAL	305.00
CHECK	305.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 10-37 0001 3937



0298420
IDENTIF. # REFERENCE

97 APR 28 AM 10:22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1144047