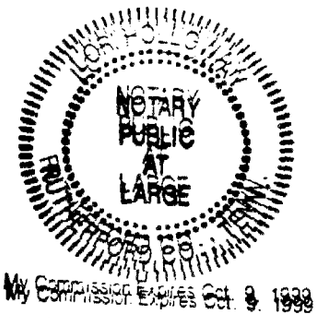
BOOK 10430 PG 537



My Commission Expires Oct. 9, 1999

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $79,900.00

Linda M. Turner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF APRIL, 1997.

Lori Holloway
Notary Public

MY COMMISSION EXPIRES: October 9, 1999.

(AFFIX SEAL)

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
Linda M. Turner	Guaranty Trust Company	97-517
(NAME) 3405 Green Ridge Drive	(NAME) 640 Broadmor #100	
(ADDRESS) Nashville, TN 37214	(ADDRESS) Murfreesboro, TN 37129	
(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, **JAMES T. HEFFERNAN, UNMARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **LINDA M. TURNER, 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. 45 on the Plan of Hickory Bend Section 7 of record in Plat Book 3600, Page 29, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to James T. Heffernan, unmarried by deed of record in Book 8967, Page 242, Register's Office for Davidson County, Tennessee.

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

This instrument is executed on behalf of James T. Heffernan by Terry Atkinson as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 10430, Page 536, in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 3405 Green Ridge Drive, 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 25th day of April, 1997.

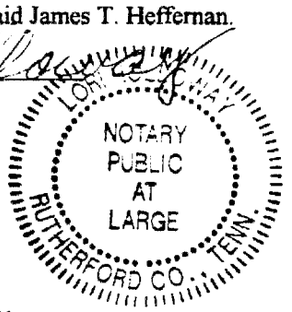
James T. Heffernan
by: Terry Atkinson, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 4/25/97 before me personally appeared Terry Atkinson, the person who executed the foregoing instrument on behalf of James T. Heffernan, and acknowledged that he executed the same as the free act and deed of the said James T. Heffernan, through Power of Attorney granted him by the said James T. Heffernan.

Lori Holloway
Notary Public

Commission Expires: 10/9/99



My Commission Expires Oct. 9, 1999

0298429

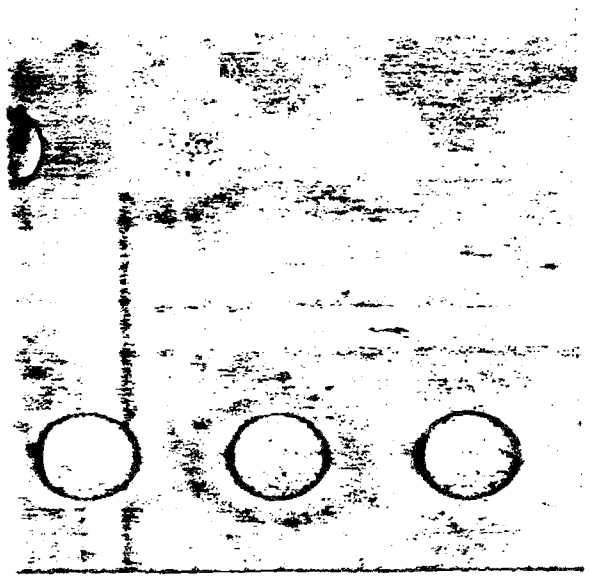
IDENTIF. ↑ REFERENCE

97 APR 28 AM 10:27

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

3946 04/28 0101 03CHECK 304.63

book 11430 pg 538



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

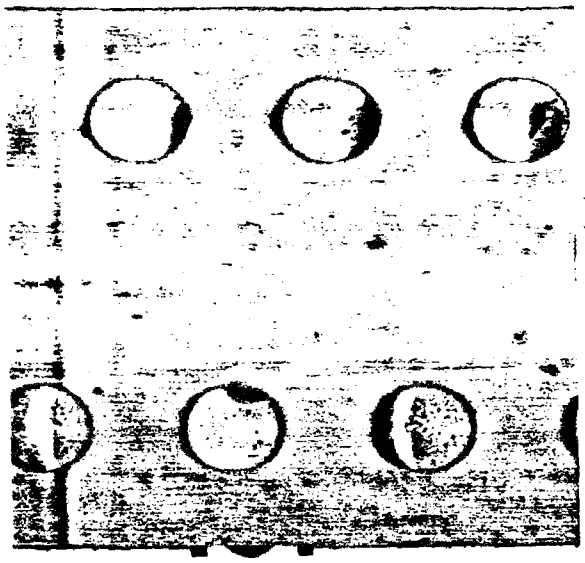
RECEIVED OF _____

FOR _____

BOOK 10430 PG 539

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	79900.00
CON TX	295.63
PRFEE	1.00
WDEED	8.00
TOTAL	304.63
CHECK	304.63

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/28/97 01 10:32 0001 3946

0298429
IDENTIF. ↑ REFERENCE

97 APR 28 AM 10:27
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1144056