Box 17

BOOK 10430 PG 983

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 81,500.00

Ethel M. Gau
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF April 19 97

Laura A. Beasley
Notary Public

MY COMMISSION EXPIRES: 11/22/97

(AFFIX SEAL)

LAURI A. BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ethel M. Gau (NAME)	same (NAME)	MAP 162-1C
478 Hickory Glade Drive (ADDRESS)	(NAME) (ADDRESS)	PARCEL 84
Antioch, TN 37013 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	5DU77479

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, Elizabeth G. Stone, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ethel M. Gau and Norma Cowart, as tenants in common with right of survivorship

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:

A certain Planned Unit Development in Davidson County, Tennessee, being Unit No. 84 on the plan of Phase 2 Hickory Glade, of record in Book 6250, page 889, as amended in Book 6900, page 41, Register's Office for said County, to which Plan and Record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Elizabeth G. Stone by deed from W. L. Bainbridge, Inc. of record in Book 7592, page 310, Register's Office for Davidson County, TN.

Subject to Declaration of covenants, conditions, and restrictions of record in Book 6842, page 929 and re-recorded at Book 6898, page 896; Book 6824, page 952 and re-recorded at Book 6898, page 919; Book 6898, page 920 and Book 6957, page 473, said Register's Office.

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

Taxes for the year 1997 are prorated and assumed by the Grantee(s) herein.

The legal description is the same as the previous deed of record.

unimproved ( )
This is improved (X) property, known as 478 Hickory Glade Drive, Antioch, TN 37013
(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 my hand this 25th day of April 19 97

Elizabeth G. Stone

Elizabeth G. Stone

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 Elizabeth G. Stone

the bargainor ____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee this 25th day of April 19 97.

Commission expires 11/22/97

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Laura A. Bradley
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____.

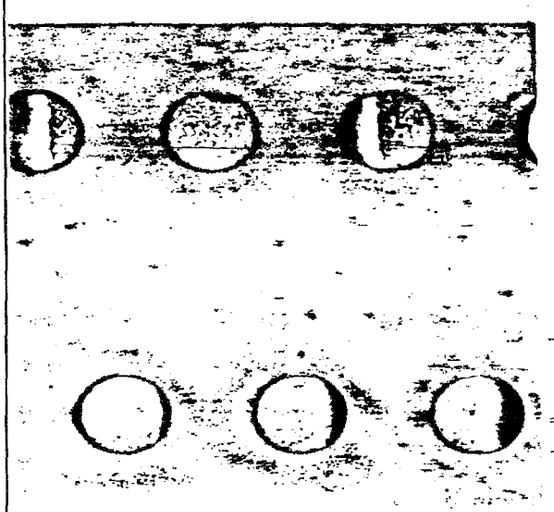
My commission expires ____

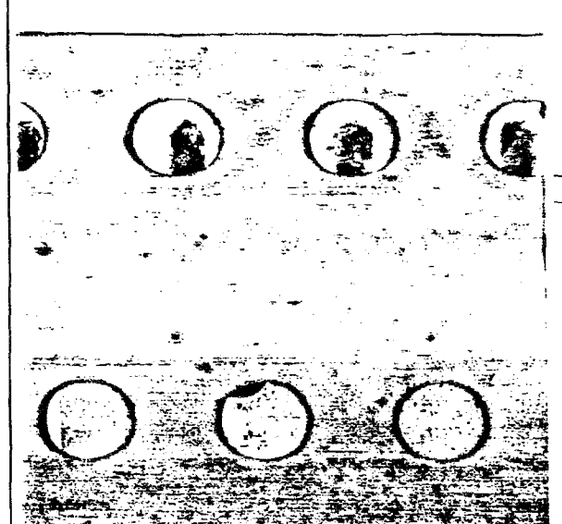
Notary Public

4109 04/28 0101 03CHECK 310.55

0298569
IDENTIF. A REFERENCE

97 APR 28 PM 1:41
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 10430 PG 985

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 81500.00
CON TX 301.55
PRFEE 1.00
WDEED 8.00
TOTAL 310.55
CHECK 310.55

04/28/97 01 13:39 0001 4109

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0298569 IDENTIF. # REFERENCE

97 APR 28 PM 1:41

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1144216