WARRANTY DEED

BOOK 10441 PG 188

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 74,000.00

Gary L. Thomas
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF April 19 97

Carolyn Adams
Notary Public

MY COMMISSION EXPIRES: 9/23/00
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gary L. Thomas (NAME)	Tucker Federal Bank D/B/A Prime (NAME)	MAP 23
2216 CLAY LICK ROAD (ADDRESS)	P.O. Box 211788 (ADDRESS)	PARCEL 96
WHITES CREEK, TN 37189 (CITY) (STATE) (ZIP)	Augusta, GA 30917-1788 (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, Troy G. Gifford and wife, Karyn L. Gifford

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gary L. Thomas, 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:

A parcel of land in the old 10th Civil District of Davidson County, Tennessee (now in the First Councilmanic District of Metropolitan Nashville and Davidson County, Tennessee) beginning at a point in the center line of Clay (Clear) Lick Road, said point being 368.5 feet northwesterly with the center line of said road from the center line of Lickton Pike, a corner in the line of W. T. Hunter, and the southeasterly corner of this land, thence with the center line of said Clear Lick Road and the line of said Hunter as follows: North 48 deg. 15 min. West 100 feet; North 40 deg. 30 min. West 85 feet; North 41 deg. 25 min. West 75 feet; North 37 deg. 05 min. West 75 feet; North 33 deg. 05 min. West 75 feet; North 33 deg. 05 min. West 100 feet; North 29 deg. 55 min. West 133 feet to a point, a corner to line of M.E. Link; thence with a fence and the line of said Link North 39 deg. 15 min. East 283 feet to an iron pin, a corner to Robert L. Eaves in the line of said Link; thence with the line of said Eaves as follows: South 27 deg. 30 min. East 399 feet to an iron pin; South 54 deg. 15 min. East 126 feet to a 4-inch Elm tree; a corner to said Hunter in the line of said Eaves; thence with the line of said Hunter South 25 deg. 10 min. West 260 feet to the beginning, according to a survey of John R. Alley, Surveyor, dated September 10, 1966.

Being the same property conveyed to Troy G. Gifford and wife, Karyn L. Gifford by Deed of record in Book 9785, page 366, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2216 Clay Lick Road, Whites Creek, TN 37189
(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 30th day of April 19 97

Troy G. Gifford

Karyn L. Gifford

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10441 PG 189

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Troy G. Gifford and wife, Karyn L. Gifford

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 GOODLETTSVILLE, Tennessee, this 30th day of April, 19 97

Commission expires 9/23/00

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

6800 05/05 0101 03CHECK 282.00

IDENTIFICATION REFERENCE

MAIL ENV.
97 MAY -5 AM 9:30
FELIX P. LENTZ REGISTER
DAVIDSON COUNTY, TN.

030106

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10441 PG 190

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 74000.00
				CON TX 273.80
				PRFEE 1.00
				WDEED 8.00
				TOTAL 282.80
				CHECK 282.80

05/05/97 01 09:30 0001 6800

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97 MAY -5 AM 9:30

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

03010066

IDENTIFICATION REFERENCE

No. 1146870