BOOK 10443 PG 595

WARRANTY DEED

For and in consideration of the sum of **Ten and No/100 Dollars** ($10.00) cash and other good and valuable consideration paid by **Jerry Garrett and Robert Garrett** , receipt of which is hereby acknowledged, I, **Alma L. Roark, a widow**, have bargained and sold, and by these presents do transfer and convey unto the said **Jerry Garrett and Robert Garrett as tenants in common the GRANTEES** herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Wilhoite-Young Commercial Subdivision, of record in Book 5200, Page 198, Register's Office for Davidson County, Tennessee. Reference is hereby made to said plat for a more complete description.
>
> Being the same property conveyed to Warren T. Roark and wife, Alma L. Roark, by deed from Elizabeth W. Young, a widow, of record in Book 5551, Page 694, said Register's Office.
>
> This is improved property known as 214 North Main Street, Goodlettsville, Tennessee, 37072

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 I do covenant with the said **GRANTEES**, that I am 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 I do further covenant and bind myself to warrant and defend the title to the said land to the said **GRANTEES**, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever 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 30th day of April, 1997.

Alma L. Roark

Alma L. Roark, a widow

STATE OF TENNESSEE
COUNTY OF DAVIDSON

7652 05/06 0101 03CHECK 564.00

Personally appeared before me, D. Ronald [illegible], a Notary Public in and for said County and State, the within named Alma L. Roark, a widow, 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 foregoing Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this 30-day of April, 1997.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My commission expires 11-27-99 Notary Public D. Ronald [illegible]

BOOK 10443 PG 596

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $150,000.00. This is equal to or greater than the property would bring at a full and voluntary sale.

Alma L Roark

Sworn to and subscribed before me
this 24th day of April, 1997.

D. Ronald Ingram
Notary Public

D. RONALD INGRAM
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

My commission expires: 11-27-99

Address of New Owner:	Send Tax Bills To:	Map & Parcel Numbers:
Mr. Jerry Garrett P.O. Box 289 Goodlettsville, Tn. 37072-289	Same	18-16-165

This instrument prepared by:

D. Ronald Ingram
1199 Old Shiloh Rd
Goodlettsville, Tn. 37072

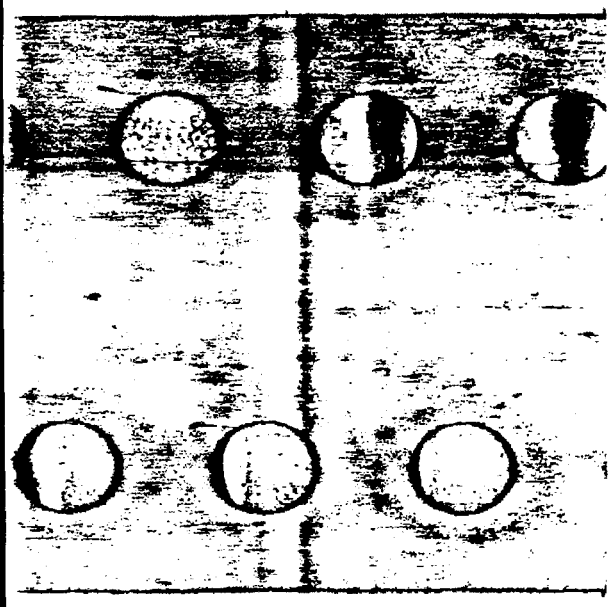
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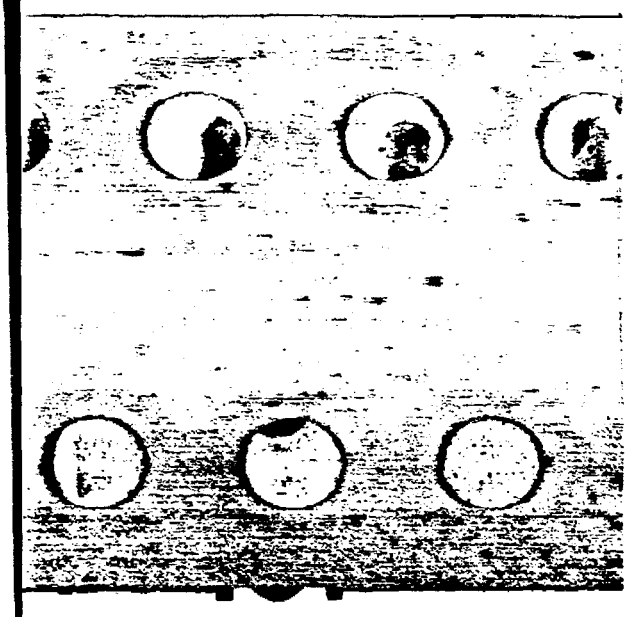
030185?

IDENTIFICATION

07 MAY -6 AM 10:03

REGISTER'S OFFICE
DAVIDSON COUNTY, TN.





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10443 PG 597

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
150000.00
CON TX 555.00
PRFEE 1.00
WDEED 8.00
TOTAL 564.00
CHECK 564.00

05/06/97 01 10:08 0001 7652

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03018857
IDENTIFICATION REFERENCE

97 MAY -6 AM 10:08
DAVIDSON COUNTY, TN.

No. 1147718