WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(35409)

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 10444 PG 827
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 199,500.00

X
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
29th DAY OF April, 19 97

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Chris Jones (NAME)	FT Mortgage Companies d/b/a (NAME)	83-5-278
1204 Eastland Avenue (ADDRESS)	P.O. Box 146 (ADDRESS)	23W-10180
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Memphis, TN 38101 (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, Miles M. Fields and John T. Brackeen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Chris Jones and wife, Michelle Rosenberg Jones

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:

BEING the easterly 20.0 feet of Lot No. 14 and the westerly 30.0 feet of Lot No. 15 of Block "A" in F.O. Beasley's Addition to East Nashville, a plan of which is of record in Book 57, Page 83, Register's Office for Davidson County, Tennessee.

SAID parts of Lots Nos. 14 and 15 front together 50.0 feet on the southerly side of Eastland Avenue, formerly Vaughn Pike, and run between lines 170.0 feet to an alley.

BEING the same property conveyed to Miles M. Fields and John T. Brackeen by deed from Educators Credit Union of record in Book 8655, Page 639, Register's Office for Davidson County, Tennessee.

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

unimproved ( )
This is improved (X) property, known as 1204 Eastland Avenue, Nashville, TN 37206
(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 29th day of April, 19 97

Miles M. Fields

John T. Brackeen

BOOK 10444 PG 828

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 Miles M. Fields and John T. Brackeen

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 Nashville, Tennessee, this 29th day of April 19 97.

Commission expires 11/28/98

Notary Public

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

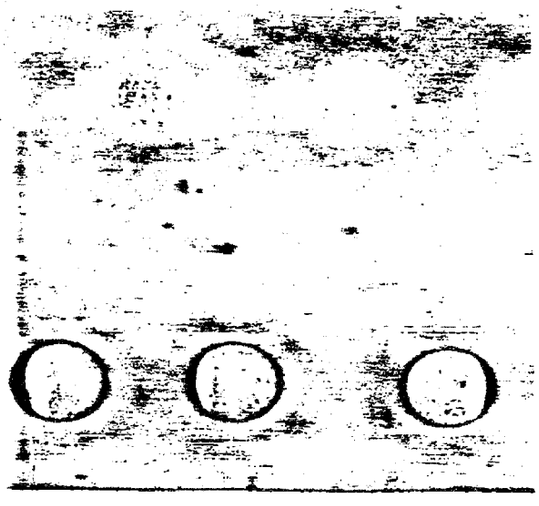
03021 18

IDENTIF. + REFERENCE

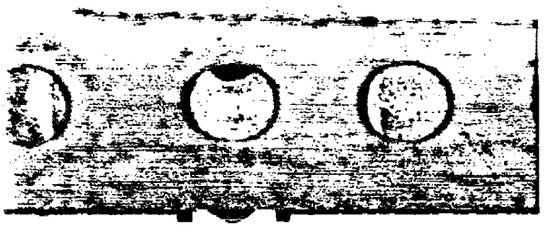
97 MAY -6 PM 2:46

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

7931 05/06 0101 03CHECK 747.15







OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10444 PG 829

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 199500.00

CON TX 738.15

PRFEE 1.00

WDEED 8.00

TOTAL 747.15

CHECK 747.15

05/06/97 01 14:47 0001 7931

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0302115

IDENTIF. & REFERENCE

97 MAY -6 PM 2:46

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1147996