WARRANTY DEED

BOOK 10473 PG 580

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 63,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

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
Jane Eakes (NAME)	Same (NAME)	MAP 95-04
P.O. Box 140510 (ADDRESS)	(ADDRESS)	PARCEL 156.00
Nashville, TN 37214 (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, Jamie L. Fortner, unmarried, by and through Rodney Croft, Attorney In Fact

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jane Eakes

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 Lot Number 42 on the Plan of Eva-Mor Heights, as of record in Plat Book 1424, page 149, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Jamie L. Fortner, by Deed of record in Book 8779, page 111, Register's Office for Davidson County, Tennessee.

Rodney Croft executes this instrument on behalf of Jamie L. Fortner pursuant to Special Power of Attorney which is recorded simultaneously herewith.

97 JUN -2 AM 9:54
REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
03104 82

unimproved ( )
This is improved (X) property, known as 208 Graylynn 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 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 30th day of May 19 97

Jamie L. Fortner

Jamie L. Fortner

By:

Rodney Croft, Attorney In Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10473 PG 581

Personally appeared before me, [redacted], a Notary Public in and for said County and State, the within named [redacted]

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 [redacted], Tennessee, this 30th day of May 19 97.

Commission expires _____

_____
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

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RODNEY CROFT, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney In Fact for JAMIE L. FORNTER and is authorized by JAMIE L. FORTNER to execute this instrument on her behalf.

WITNESS my hand and official seal at Goodlettsville, Tennessee, on this the 30th day of May, 1997.

_____
NOTARY PUBLIC

My commission expires: 9/23/00

7207 06/02 0101 03CHECK 242.10

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

BOOK 10473 PG 582

RECEIVED OF _____

FOR _____

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	63000.00
CON TX	233.10
PRFEE	1.00
WDEED	8.00
TOTAL	242.10
CHECK	242.10

06/02/97 01 0015/ 0001 7207

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03104482
IDENTIF. & REFERENCE

97 JUN -2 AM 9:54
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1157155