BOOK 10475 PG 80

Box 52

OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

ORT#: SV

STATE OF TENNESSEE }
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 125,000.00

Bradley A. Todd
AFFIANT

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

Barbara L. McCoy
NOTARY PUBLIC

My Commission expires: 9-18-99

(615) 385-2804 THIS INSTRUMENT PREPARED BY TN Sup Ct #003143
Marbut Glenn Gaston, Jr.,Lawyer,2211 Crestmoor Rd.,Nashville, TN 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Bradley A. Todd (NAME)	TUCKER FEDERAL BANK (NAME)	103-8-205
4206 Aberdeen Rd. (ADDRESS)	P. O. BOX 211788 (ADDRESS)	26W-01175
Nashville, TN 37205 (CITY) (STATE) (ZIP)	Augusta, Georgia 30917-1788 (CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 125,000.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

I, Chlotele King Lawson, an unmarried person

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

Bradley A. Todd

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, and being Lot No. 5 of Block "K" on the map of Cherokee Park, Section 3, as of record at Book 843, pages 2 and 3, Regsiter's Office for said County, to which plan reference is hereby made and the same incorporated herein for a complete description of said lot.

Being all the same property conveyed to the grantor herein by deed as of record at Book 4794 , page 285 , said Register's Office.

This conveyance is subject to current year's property taxes, which have been prorated this date and the grantee assumes in full (notwithstanding any change from the amount used in said proration) and to restrictive covenants, plat limitations, easements, and/or other matters as hereinafter stated, to wit: Plan at said Book 843, pages 2 and 3, said Register's Office.

SPECIFIC INSTRUCTIONS TO THE DISBURSING SETTLEMENT AGENT IN THIS TRANSACTION: The herein described property is investment property not primarily held for sale and my transfer hereof is to affect a 'Like-Kind Exchange' for property at 6414 Bresslyn Court, Nashville, TN 37205, and being Lot No. 702 West Meade Farms, Inc., Section VII, Book 2331, page 13, RODCT, also to be investment property not primarily held for sale. As such, this like-kind exchange involves qualifying property that is exchanged for qualifying property (said property which I have identified hereinabove), and which I will receive in exchange on this date (within the 45-day identification period). As such, I hereby direct that all net proceeds be paid over to BELMONT TITLE COMPANY as the escrow/settlement agent to affect this like-kind exchange, and that in no manner should said proceeds be payable to me.

Chlotele King Lawson
Chlotele King Lawson

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

( )
This is improved (x) property, known as 4206 Aberdeen Rd., Nashville, TN 37205
(Street Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 30th day of MAY, 19 97.

Chlotele King Lawson
Chlotele King Lawson

97 JUN -2 PM 2:41
FELIX A. JACKSON, REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 0310849

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Chlotele King Lawson, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this 30th day of MAY, 19 97

My Commission expires:
11-27-99

Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

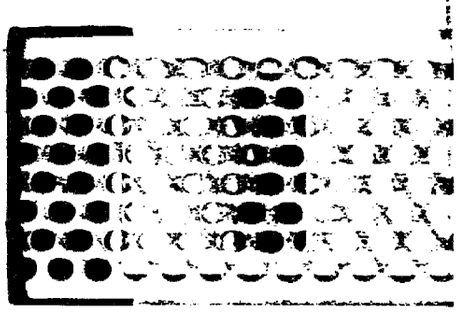
Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ___, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

7582/02 0101 02CHECK 471-50



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

RECEIVED OF _____

FOR _____

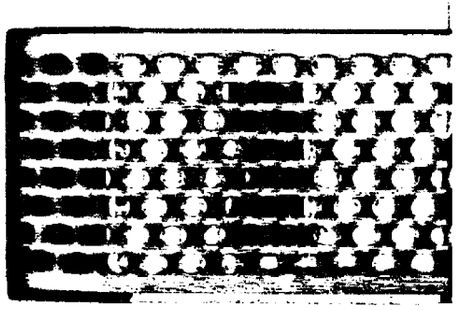
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 125000.00
CON TX 462.50
PRFEE 1.00
WDEED 8.00
TOTAL 471.50
CHECK 471.50
06/02/97 01 14:16 0001 7582

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03108 49
IDENTIF. ↑ REFERENCE

97 JUN -2 PM 2:11
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1157524