WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 114,500.00

Lisa D. Rickus
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF May 19 97

Robert Waynick
Notary Public

MY COMMISSION EXPIRES: August 3, 1999
(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON CO. TENN

THIS INSTRUMENT WAS PREPARED BY
David J. Waynick, Attorney, 207 Donelson Pike, Nashville, Tennessee 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Phyllis J. Hickman (NAME)	T & N Mortgage, Inc. (NAME)	84-12-14
3106 Windemere Circle (ADDRESS)	112 Professional Drive (ADDRESS)	
Nashville, TN 37214 (CITY) (STATE) (ZIP)	West Monroe, LA 71291 (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, Mary E. Jarman, a Single Woman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Phyllis J. Hickman and Lisa D. Rickus, as Joint Tenants with Right of Survivorship

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 No. 158 on the Map of Lincoya Hills, Section VI, as of record in Book 2331, Page 71, Register's Office for Davidson County, Tennessee.

Said Lot No. 158 fronts 100 feet on the south side of Windemere Circle and runs back between lines 200.2 feet on the east line and 200.1 feet on the west line, to a dead line, measuring 100 feet thereon.

Being the same property conveyed to Amos L. Jarman by Deed of Record in Book 8198, Page 765, Register's Office for Davidson County, Tennessee. Amos L. Jarman having since died testate, the will being admitted to Probate in Davidson County 96 P-1245 and devising said property to Mary E. Jarman, a single woman. An Affidavit of Inheritance, including the Tennessee Tax Clearance Receipt Number (NT106059) is of record at Book , Page , Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 3106 Windemere Circle, 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 22nd day of May 19 97

Mary E. Jarman

Mary E. Jarman, a Single Woman

BOOK 10479 PG 347

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 Mary E. Jarman, a Single Woman

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 Nashville, Tennessee, this 22nd day of May, 19 97

Commission expires August 3, 1999

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

0311905

IDENTIF. & REFERENCE

97 JUN -4 PM 12:00

FELIX E. ROBERTSON REGISTER
DAVIDSON COUNTY, TN.

8695 06/04 0101 03CHECK 432.65

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10479 PG 348

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 114500.00
CON TX 423.65
PRFEE 1.00
WDEED 8.00
TOTAL 432.65
CHECK 432.65

06/04/97 01 12:04 0001 8695

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03111905

IDENTIF. A REFERENCE

97 JUN -4 PM 12:00

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1158620