[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:	[MAP-PARCEL NOS.]
[Robert D. Speller and wife	[First Trust Mortgage Co.	[ ]
[Karen P. Speller	[5111 Maryland Way	[Map 149-02-0-B]
[664 Piccadilly Row	[Brentwood, TN 37027	[Parcel 026.00]
[Antioch, Tennessee 37013		]

[This instrument prepared by: Joseph V. Ferrelli, Attorney, 104 Woodmont
[Boulevard, Suite 115, Nashville, Tennessee 37205
[

WARRANTY DEED BOOK 10483 PG 636

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, we, Wallace E. Smith and wife, Paulette M. Smith, (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto, Robert D. Speller and wife, Karen P. Speller, (the "Grantees"), Grantees' heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 69, Phase II., Piccadilly Square Subdivision, recorded in Book 6250, page 94, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Wallace E. Smith and wife, Paulette M. Smith from Sterling Interest Inc., by Warranty Deed of record in Book 7249, page 432, said Register's Office for Davidson County, Tennessee.

This description was the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1997 and subsequent years, easements and restrictive covenants of record.

This is unimproved property commonly known as 664 Piccadilly Row, Antioch, Tennessee 37013.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON
[
[The actual consideration or value, whichever is greater for
[this transfer is $142,000.00.

Robert D. Speller
Affiant

[Subscribed and sworn to before me this
[30th day of May, 1997

Joseph V. Ferrelli
Notary Public

[My Commission Expires: 9/23/2000

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' heirs and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, Grantees' heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 30th day of May, 1997

BOOK 10483 PG 637

William E Smith
Wallace E. Smith

Paulette M Smith
Paulette M. Smith

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the bargainors, 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.

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

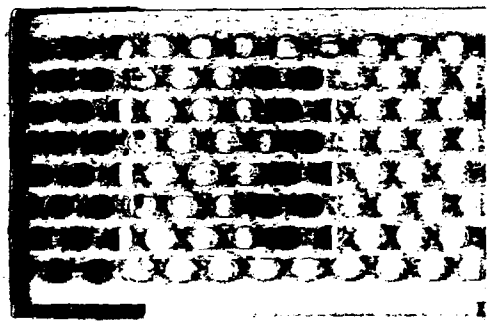
Joseph V Ferrell
NOTARY PUBLIC

My Commission Expires: 9/23/2000

03 14753
IDENTIF. ▲ REFERENCE

97 JUN 11 AM 9:45
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

1/63 06/11 0101 03CHECK 534.40



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

RECEIVED OF _____

FOR _____

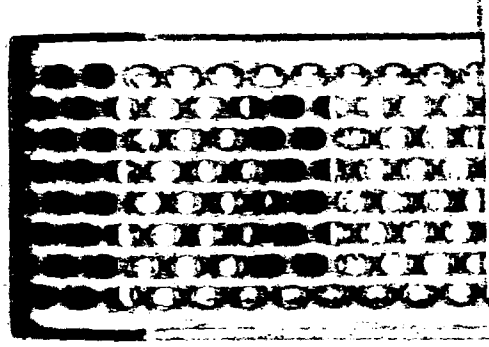
BOOK 10483 PG 638

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 142000.00
CON TX 525.40
PRFEE 1.00
WDEED 8.00
TOTAL 534.40
CHECK 534.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK
06/11/97 01 09141 0001 1763



03147S3
IDENTIF. ↑ REFERENCE

97 JUN 11 AM 9:45
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1161668