File Box 9-B
First Title and Escrow Company, Inc.
#14690

BOOK 10488 PG 943

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Patricia Stanfill Edens 137 Morton Mill Circle Nashville, Tennessee 37221	Map 141-12-D Parcel 137	NationsBanc Mortgage Corp P.O.Box 353 Louisville, KY 40201-0353
This instrument prepared by: Boult, Cummings, Conners & Berry, PLC 414 Union Street, Suite 1600, P.O. Box 198062, Nashville, TN 37219		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, **Ron N. Suedekum*** (the "Grantor"), has bargained and sold, and by these presents does transfer and convey to **Patricia Stanfill Edens*** (the "Grantee"), Grantee's heirs and assigns, certain land in Davidson County, State of Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by this reference (the "Property").

*married

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year which have been prorated between the parties and assumed by Grantee.

2. Matters on the Plan of record in Book 6900, page 765 and Book 7900, page 226, said Registers' Office.
and Book 7900, page 561

3. Declaration of Covenants, Conditions, Liens, Easements and Restrictions of record in Book 7546, page 145, as amended in Book 7936, page 704 and Book 8079, page 804, said Register's Office.
Book 7936, page 709,

This is improved property, known as **137 Morton Mill Circle, Nashville, Tennessee 37221.**

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to the Grantee, Grantee's heirs and assigns, forever.

Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except as set forth hereinabove.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $152,000.00.

Affiant

Subscribed and sworn to before me this 6th day of June, 1997.

Notary Public
My Commission Expires: 9/29/2000

0421800.01
032717-002 06/05/97

Grantor further covenants and binds him to warrant and forever defend the title to the Property to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

Teresa J. Suedekum, wife of Ron N. Suedekum, joins in this conveyance for the express purpose of conveying to Grantee any marital interest she may hold in the Property.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 6th day of June, 1997.

Ron N. Suedekum

Teresa J. Suedekum

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 Ron N. Suedekum and Teresa J. Suedekum, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 6th day of June, 1997.

NOTARY PUBLIC

My Commission Expires: 9-23-00

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

0314811
IDENTIF. + REFERENCE

97 JUN 11 AM 10:50
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

1851 06/11 0101 03CHECK 575.40

0421800.01
032717-002 06/05/97

EXHIBIT "A"

(Legal Description)

Land in Davidson County, Tennessee, being Lot No. 137 and driveway serving said lot on the Plan of Third Revision Morton Mill Estates, as of record in Plat Book 7900, page 561, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Ron N. Suedekum by deed from Morton Mill, a Tennessee joint venture of record in Book 8729, page 381, said Register's Office.

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

RECEIVED OF _____

FOR _____

BOOK 10488 PG 946

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 152000.00
CON TX 562.40
PRFEE 1.00
WDEED 12.00
TOTAL 575.40
CHECK 575.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/11/97 01 10:46 0001 1831

03148111
IDENTIF. ↑ REFERENCE

97 JUN 11 AM 10:50
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1161736