BOOK 10508 PG 660

WARRANTY DEED

THIS INSTRUMENT PREPARED BY: TUKE YOPP & SWEENEY, PETER. H. CURRY
SUITE 1100, NATIONSBANK PLAZA, 414 UNION STREET
NASHVILLE, TN 37219.

GRANTOR: James M. Rogers and wife, Robbie G. Rogers

GRANTEE: David G. Patterson, Jr.

Address New Owner as Follows:	**Send Tax Bills:**	**Map Parcel No.**
P.O. Box 190116 Nashville, TN 37219	Same	60-6-9

****

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, receipt and sufficiency of which are here acknowledged, James M. Rogers and wife, Robbie G. Rogers, hereinafter called the GRANTOR, does hereby bargain, convey, sell and convey to David G. Patterson, Jr., hereinafter called the GRANTEE, his heirs, successors and assigns, that certain parcel of real estate located in Davidson County, Tennessee, more fully described in Exhibit A attached hereto and made a part hereof by this reference.

The Property is improved property known as 3017 Richmond Hills Drive.

This conveyance is expressly made subject to those matters more specifically set forth on Exhibit B attached hereto and incorporated herein by this reference.

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transaction is $95,000.00.

Affiant: Robbie Rogers

Sworn to and subscribed before me, this 27th day of June, 1997.

Linda F. Hamlett

Notary Public

My Commission Expires: 1-27-2000

LINDA F. HAMLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

And Grantor does covenant with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple, Grantor has a good right to convey the Property, and the Property is unencumbered and unrestricted except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject.

Except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject, Grantor does further covenant and bind Grantor, his/her/its heirs, successors and assigns to warrant and forever defend the title to the Property to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 27th day of June, 1997.

James M. Rogers
Robbie Rogers

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, LINDA F. HAMLETT, a Notary Public of said County and State, James M. Rogers, the within named bargainor, 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, at Office, this 27th day of June, 1997.

Linda F. Hamlett
Notary Public

My Commission Expires: 1-27-2001

LINDA F. HAMLETT NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, LINDA F. HAMLETT, a Notary Public of said County and State, Robbie G. Rogers, the within named 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, at Office, this 27th day of June, 1997.

Linda F. Hamlett
Notary Public

My Commission Expires: 1-27-2001

LINDA F. HAMLETT NOTARY PUBLIC AT LARGE DAVIDSON

EXHIBIT A

Property Description

LAND in Davidson County, Tennessee, being Lot No. 117, on the Plan of Hillhurst Acres, Section 1, as shown on plat of record in Plat Book 2331, page 50 and 51, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to James M. Rogers and wife, Robbie G. Rogers, by Deed of Record in Book 4568, page 666, Register's Office for Davidson County, Tennessee.

0320649
IDENTIF. ↑ REFERENCE

97 JUN 27 PM 4:14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

EXHIBIT B

Encumbrances

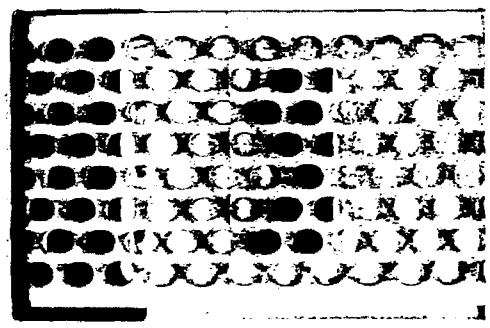
1. Easements, or claims of easements, not shown by the public records.

2. Any discrepancies, conflicts, encroachments, servitudes, shortages in area and boundaries or other facts which a correct survey would show.

3. Restrictions as contained in Book 2444, page 32, and Book 2446, page 47.

4. All matters shown on Plat recorded in Book 2331, pages 50 and 51.

8337 06/27 0101 03CHECK 368.50



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

RECEIVED OF _____

FOR _____

BOOK 10508 PG 664

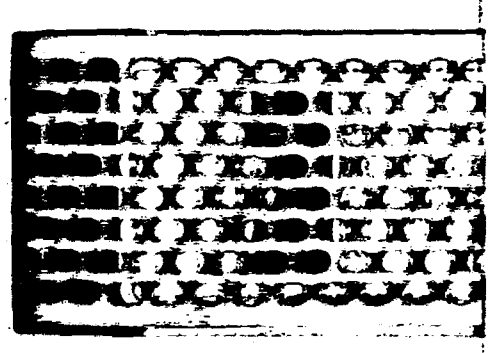
CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	95000.00
			CON TX	351.50
			PRFEE	1.00
			WDEED	16.00
			TOTAL	368.50
			CHECK	368.50

06/27/97 01 16:18 0001 8337



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0320649
IDENTIF. ↑ REFERENCE

97 JUN 27 PM 4:14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1168941