BOX 2

BOOK 10510 PG 282

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 92,800.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27th DAY OF June, 19 97

Notary Public

MY COMMISSION EXPIRES: 3/27/99
(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires March 27, 1999

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Toni Lynn Jacobsen (NAME)	First Union Mortgage Corporation (NAME)	162-1-D-14.00-CO
626 Maple Top Drive (ADDRESS)	1410 Commonwealth Drive (ADDRESS)	FB# 05DU-77859
Antioch, Tennessee 37103 (CITY) (STATE) (ZIP)	Wilmington, NC 28403 (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, Laila Mozdab and husband, William M. Adkins

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Toni Lynn Jacobsen

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:

Land in Davidson County, Tennessee, BEING Lot No. 14 on the Plan of Maple Valley Subdivision, Section Three, of record in Book 6900, page 968, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Laila Mozdab and husband, William A. Adkins, by deed from Joseph M. Wrigley and wife Laura J. Wrigley, of record in Book 9375, Page 567, Register's Office for Davidson County, Tennessee.

William A. Adkins and William M. Adkins are one and the same person.

This conveyance is subject to the following: Taxes for the year 1997 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 6900, page 968; Storm Water Detention Agreement of record in Book 7361, page 238; Declaration of Covenants, Conditions and Restrictions of record in Book 7932, page 285 and in Book 8043, page 754; Easements of record in Book 7430, page 179 and 216, Book 8377, pages 902 and 917, Book 8614, page 882, 886 and 964, all of record in the Register's Office for Davidson County, Tennessee.

8898 06/30 0101 03CHECK 352.36

unimproved ( )
This is improved (X) property, known as 626 Maple Top Drive, Antioch, Tennessee 37103
(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 our hand s this 27th day of June 19 97

Laila Mozdab

William M. Adkins

BOOK 10510 PG 283

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Laila Mozdab and husband, William M. Adkins

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 27th day of June, 1997.

Commission expires 3-27-98

Notary Public

GREGORY S. PERRONE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires March 27, 1998

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

WARRANTY DEED

FROM

Laila Mozdab and husband,
William M. Adkins

TO

Toni Lynn Jacobsen

RETURN TO:

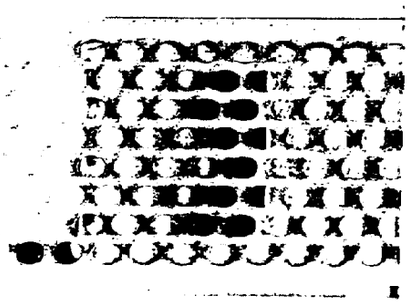
GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

032180

IDENTIFICATION REFERENCE

97 JUN 30 PM 1:38

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.



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

BOOK 10510 PG 284

RECEIVED OF _____

FOR _____

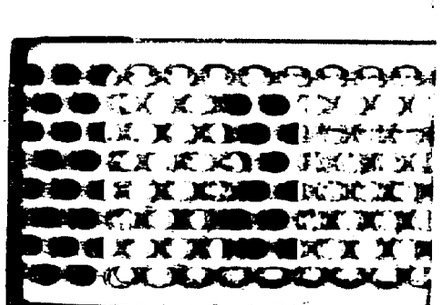
CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

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	92800.00
			CON TX	343.36
			PRFEE	1.00
			WDEED	8.00
			TOTAL	352.36
			CHECK	352.36
06/30/97	01		13:40 0001	8898

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0321180
IDENTIF. # REFERENCE

97 JUN 30 PM 1:38

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1168493