Box 17

BOOK 10514 PG 602

WARRANTY DEED

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June 19 97

Notary Public

MY COMMISSION EXPIRES: 11/22/97

(AFFIX SEAL)

LAURI A. BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Susan E. Johnston (NAME)	FT Mortgage Companies d/b/a Sunbelt National Mortgage (NAME)	MAP 147-6
4803 Milner Drive (ADDRESS)	2974 LBJ Freeway, Suite 200 (ADDRESS)	PARCEL 105
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Dallas, TX 75234 (CITY) (STATE) (ZIP)	6DU20600

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, Billy Larry Scott, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Susan E. Johnston

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. 48 on the Plan of Battery Crest Subdivision, Section I, as of record in Book 2900, page 91, Register's Office for Davidson County, Tennessee.

Said Lot No. 48 fronts 77.3 feet on the westerly side of Milner Drive and runs back 206.57 feet on the northerly line and 219.47 feet on the southerly line to a dead line in the rear and measures 98.91 feet thereon.

Being the same property conveyed to Billy Larry Scott by deed from Betty J. Forg of record in Book 9982, page 350, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 3072, page 429, said Register's Office.

This conveyance is subject to any and all existing easements of record.

Taxes for the year 1997 are prorated and assumed by the Grantee(s) herein.

The legal description is the same as the previous deed of record

unimproved ( )
This is improved (X) property, known as 4803 Milner Drive, Nashville, TN 37211
(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 30th day of June 19 97

Billy Larry Scott

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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 Billy Larry Scott

the 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 and official seal at Nashville Tennessee, this 30th day of June 19 97.

Commission expires 11/22/[illegible]

Laura A. Beasley
Notary Public

LAURA A. BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

0322199
IDENTIF. & REFERENCE

97 JUL -2 AM 10:37
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

9996 07/02 0101 02CHECK 432.65

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

RECEIVED OF _____

FOR _____

BOOK 10514 PG 604

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

07/02/97 01 10:39 0001 999

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03221 99
IDENTIF. ↑ REFERENCE

97 JUL -2 AM 10:37
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1169777