BOOK 10518 PG 381 FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS 81,900.00

Affiant

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

PATRICIA A. NICHOLS NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

MY COMMISSION EXPIRES: March 24, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James A. Briggs (NAME)	First Union Mortgage Corporation (NAME)	MAP 133-2
248 Thuss Avenue (ADDRESS)	1100 Corporate Center Drive (ADDRESS)	PARCEL 59
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Raleigh, NC 27607-5066 (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, Roger H. Beckham, Executor of the Estate of Julian Hoyt Beckham,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James A. Briggs , Leslie Rhea Briggs

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:

BEING Lot No. 25 on the Map of Woodbine Sale Corporation Plan of Lots, called "Pleasant View" of record in Book 1130, page 43, Register's Office for Davidson County, Tennessee.

Said Lot No. 25 fronts 54 feet on the northerly side of Thuss Avenue, and runs back between parallel lines, 150 feet to a dead line.

0967 07/03 0101 03CHECK 312.03

BEING the same property conveyed to Julian H. Beckham and wife, Eunice McKee Beckham by deed from Robert Elkins and wife, Susie Mai Elkins, of record in Book 2439, Page 195, Register's Office for said County. The said Julian H. Beckham now deceased, with Eunice McKee Beckham having predeceased him. Roger H. Beckham is the Executor of the Estate of Julian Hoyt Beckham.

This conveyance is subject to Restrictive Covenants of record in Book 1196, Page 605, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 248 Thuss Avenue, 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

Roger H. Beckham

Roger H. Beckham , Executor of the Estate of Julian Hoyt Beckham

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 Roger H. Beckham, Executor of the Estate

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, 1997.

Commission expires March 24, 2001

Notary Public

PATRICIA NICHOLS
NOTARY PUBLIC
AT LARGE
DAVIDSON CO., TN

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_____.

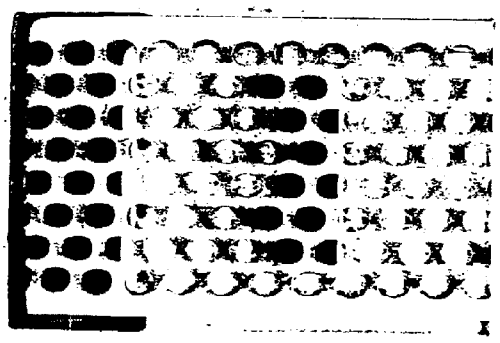
My commission expires _____

Notary Public

0323122
IDENTIFICATION REFERENCE

97 JUL -3 PM 3:12

FELIX Z. ROBERTSON, REGISTER
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

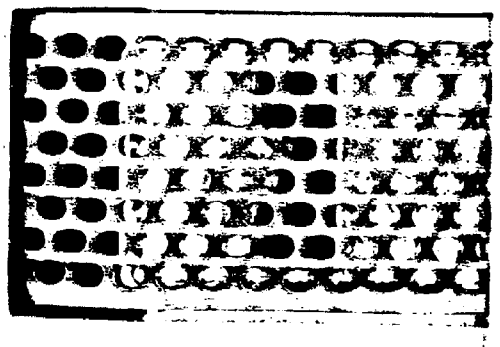
BOOK 10518 PG 383

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 81900.00
CON TX 303.03
PRFEE 1.00
WDEED 8.00
TOTAL 312.03
CHECK 312.03
07/03/97 01 15:14 0001 0967

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03231 22
IDENTIF. & REFERENCE

97 JUL -3 PM 3:12
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1170937