BOOK 10520 PG 801

THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 115,000.00

Affiant

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Subscribed and sworn to before me, this 25th day of June 1997

Notary Public

My Commission Expires: 11-22-97

Address New Owner:	**Send Tax Bills To:**	**Map & Parcel Nos.**
T. J. ZARK 1616 McEwen Avenue Nashville, Tennessee 37206	FT Mortgage Companies P.O. Box 146 Memphis, Tennessee 38101	MAP 83-6 PARCEL 358

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED FIFTEEN THOUSAND AND NO/100----------($ 115,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee___, the receipt of which is hereby acknowledged, I , LESLIE K. POWERS, MARRIED

hereinafter called the Grantor___, have bargained and sold, and by these presents do transfer and convey unto T. J. ZARK, UNMARRIED hereinafter called the Grantee___, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 2 on J.L. Webb's re-subdivision of Lots 215, 216, 217, 218 and 219, McEwen Plan, of record in Book 547, page 65, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate legal description.

BEING the same property conveyed to Leslie K. Jarvis, unmarried, by deed from Jerris A. Wilson and Karla D. Wilson, of record in Book 7829, page 432, Register's Office for Davidson County, Tennessee. The said Leslie K. Jarvis having since married and is now known as Leslie K. Powers.

J. M. Powers, spouse of Leslie K. Powers, joins in this conveyance to convey any interest he may have in subject property, particularly any marital interest.

This is improved property known as 1616 McEwen Avenue, Nashville, Tennessee 37206

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE___, her heirs and assigns, forever.

GRANTOR___ COVENANT s with the said GRANTEE___ that she is lawfully seized and possessed of said land in fee simple, ha s good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of J.L. Webb's re-sub of Lts on the McEwen Plan of record in Book 547 , page 65 , Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and bind_s herself___, her___ heirs and representatives to warrant and forever defend the title to the said GRANTEE___, her___ heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 25th day of June, 19 97.

LESLIE K. POWERS

J. M. POWERS

MITCHELL A. WATTS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

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 LESLIE K. POWERS and J.M. POWERS, 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 this 25th day of June, 1997.

My Commission Expires: November 22, 1997

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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___ 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 this _____day of _____ , 19 ____.

My Commission Expires: _____

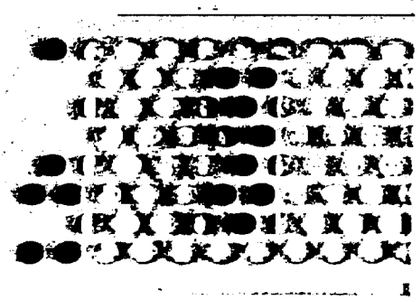
Notary Public

0323774
IDENTIF. ↑ REFERENCE

97 JUL -7 PM 3:00

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

1662 07/07 0101 03CHECK 434.50



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

RECEIVED OF _____

FOR _____

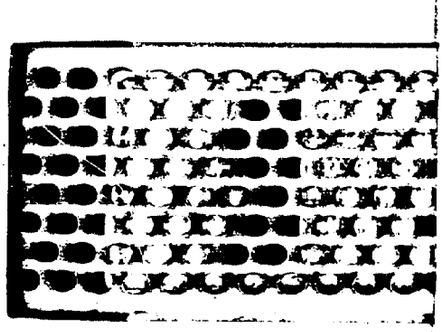
BOOK 10520 PG 803

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 115000.00
CON TX 425.50
PRFEE 1.00
WDEED 8.00
TOTAL 434.50
CHECK 434.50
07/07/97 01 15:00 0001 1662

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0323774
IDENTIF. ▲ REFERENCE

97 JUL -7 PM 3:00
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1171426