10529

File Box 9-B
First Title and Escrow Company, Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
2000 Richard Jones Rd., Ste. 110
Nashville, Tennessee 37215

BOOK 10529 PG 665

#14742

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MICHAEL KEVIN HORSLEY (NAME)	CASTLE MORTGAGE COMPANY (NAME)	117-8
1209 Battlefield Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 12785 (STREET ADDRESS)	252
Nashville, Tennessee 37215 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35202-7685 (CITY) (STATE) (ZIP)	16DA5520

FOR AND IN 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, JAMES J. LADIEU AND WIFE, ALBENNIA W.LADIEU

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL KEVIN HORSLEY , unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 all of Lot No. 31 except a 10 foot strip across the rear of the same on the Map of Galecrest No. 2, Block "G", as of record in Plat Book 1424, page 19, Register's Office for Davidson County, and described according to a survey made by Hal R. Swann, Jr., Surveyor, August 25, 1956, as follows:

Said part of said lot fronts 70 feet on the south side of Battlefield Drive and runs back between lines, 191.34 feet, more or less, on the east line and 195.52 feet, more or less, on the west line, to the north line of the 10 foot proposed utility easement shown on said plan, on which it measures 70 feet.

Being the same property conveyed to James J. Ladieu by deed from Mrs. Bertie Dodd, unmarried of record in Book 5357, page 953, said Register's Office, said property being vested in James J. Ladieu and wife, Albennia Wright Bush Ladieu, by quitclaim deed of record in Book 8551, page 46, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) Taxes for 1997 which have been prorated and assumed by the Grantee; (2) Easement of record in Book 3914, page 169; and (3) All matters appearing on the plan of record in Plat Book 1424, page 19, Register's Office for Davidson County, Tennessee.

Albennia Wright Bush Ladieu being one and the same as Albennia W. Ladieu.

4661 07/15 0101 03CHECK 41.00

This is improved (XX) unimproved ( ) property, known as 1209 Battlefield Drive, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 7th day of July, 19 97.

James J. Ladieu
JAMES J. LADIEU

Albennia W. Ladieu
ALBENNIA W.LADIEU

10529

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 10529 PG 666

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JAMES J. LADIEU AND WIFE, ALBENNIA W.LADIEU with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 7th day of July, 19 97.

My commission expires 9/23/2000 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

0326533
IDENTIF. & REFERENCE

97 JUL 15 AM 10:17

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 110,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF July, 19 97.

MY COMMISSION EXPIRES: 9/23/2000
(AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM
JAMES J. LADIEU AND WIFE,
ALBENNIA W.LADIEU

TO
MICHAEL KEVIN HORSLEY

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10529 PG 667

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

CAPT
110000.00
CON TX 407.00
PRFEE 1.00
WDEED 8.00
TOTAL 416.00
CHECK 416.00

07/15/97 01 10:19 0001 4661

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0326533
IDENTIFICATION REFERENCE

97 JUL 15 AM 10: 17

REGISTER
DAVIDSON COUNTY, TN

No. 1174394