Return to:

BOOK 10530 PG 820

Law Offices of
William D. Castleman, P.C.
Suite 112, Glancy Square
110 Glancy Street
Goodlettsville, TN 37072

Box 47

[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:]	MAP-PARCEL NOS.]
[Sherryl L. Wade	[	]]
[1417 Oakland Acres Drive	[	] Map 51-11]
[Madison, TN 37115	[	] Parcel 95]

[This instrument prepared by: Joseph V. Ferrelli, Attorney,
[104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Betty Adams, widow, (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto Sherryl L. Wade, unmarried, (the "Grantee"), Grantee's heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 33 on the Map of Oakland Acres, Section 1, as of record in Book 3700, page 26, Register's Office for Davidson County, Tennessee.

Said Lot No. 33 fronts 175.0 feet on the east side of Oakland Acres Drive and extends back between lines 195.04 feet on the north line and 195.06 feet on the south line to a dead line in the rear on which it emaure 175.0 feet.

Being the same property conveyed to Richard G. Adams and wife, Betty Adams by Warranty Deed from J. M. Foster and wife, Polly T. Foster of record in Book 4501, page 192, said Register's Office for Davidson County, Tennessee. The said Richard G. Adams has since died on February 13, 1990 and upon his death, title was vested in Betty Adams as the sole surviving tenant by the entirety.

This description was the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1997 and subsequent years, easements and restrictive covenants of record.

This is improved property commonly known as 1417 Oakland Acres Drive, Madison, Tennessee 37115.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON)
[
[The actual consideration or value, whichever is greater for
[this transfer is $178,000.00.
[

X Sherryl L. Wade
Affiant

[Subscribed and sworn to before me this
[11th day of July, 1997.
[
[
[My Commission Expires 9/23/2000

Joseph V. Ferrelli
Notary Public

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, Grantee's heirs and assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 11th day of July, 1997.

Betty Adams

Betty Adams

501B 07/16 0101 03CHEC: 657.60

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 **Betty Adams**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 11th day of July, 1997.

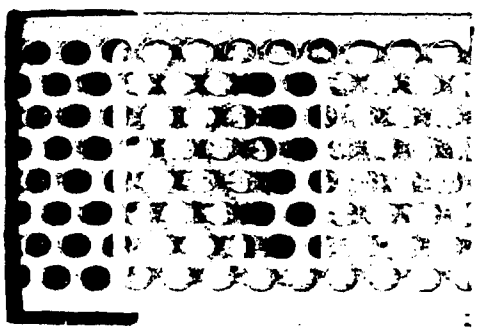
Joseph V. Terrell Jr.
NOTARY PUBLIC

My Commission Expires: 9/23/2000

0326861
IDENTIF. # REFERENCE

97 JUL 16 AM 9:36

REGISTER
DAVIDSON COUNTY, TN



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

RECEIVED OF _____

FOR _____

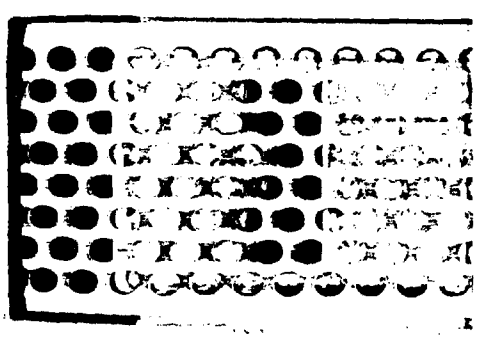
BOOK 10530 PG 822

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
178000.00
CON TX 658.60
PRFEE 1.00
WDEED 8.00
TOTAL 667.60
CHECK 667.60
07/16/97 01 09:40 0001 5018

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0326861
IDENTIF. ← REFERENCE

97 JUL 16 AM 9:36

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 1174747