BOOK 10551 PG 582

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 91,900.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 8/7/99
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN & ASSOCIATES, INC., 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James E. Roberts (NAME)	Pacific Southwest Bank (NAME)	MAP 51-12
351 Indian Trail (ADDRESS)	4144 N. Central Expwy., Ste 160 (ADDRESS)	PARCEL 123
Madison, TN 37115 (CITY) (STATE) (ZIP)	Dallas, Texas 75204 (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, J. Wayne Biggers and wife, Christina M. Alston

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James E. Roberts and wife, Virginia R. Roberts

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. 20 on the map of Andrew Jackson's Addition to Montague Park, as of record in Book 547, pages 83 and 84, in the Register's Office for Davidson County, Tennessee.

Said Lot No. 20 fronts 101.4 feet on the northeasterly side of Indian Trail and runs back 131.2 feet on the southeasterly line and 145 feet on the northwesterly line to a dead line, measuring 100 feet thereon.

Being the same property conveyed to J. Wayne Biggers and Christina M. Alston by deed from Glen Spain and wife, Marjorie A. Spain, of record in Book 9067, Page 300, Register's Office for said County.

Christina M. Alston executes this instrument as Attorney in Fact on behalf of J. Wayne Biggers pursuant to Special Power of Attorney recorded simultaneously herewith.

0332633
IDENTIF. ↑ REFERENCE

97 AUG -1 AM 8:39
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

1543 08/01 0101 03CHECK 349.03

This is improved (X) property, known as 351 Indian Trail, Madison, TN 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

unimproved ( )

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 our hands this 30th day of July, 19 97

J. Wayne Biggers
By: J. Wayne Biggers by Christina M. Alston

Christina M. Alston, Attorney-in-fact
Christina M. Alston

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10551 PG 583

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Christina M. Alston

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 Goodlettsville, Tennessee, this 30th day of July

Commission expires 11-27-99

Vickie R. Rogers
Notary Public

VICKIE R. ROGERS NOTARY PUBLIC STATE OF TENNESSEE

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 30th day of July, 19 97, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Christina M. Alston, to me known to be the person who executed the foregoing instrument in behalf of J. Wayne Biggers and acknowledged that she executed the same as the free act and deed of the said J. Wayne Biggers.

Witness my hand and seal at Goodlettsville, Tennessee, this the 30th day of July, 1997.

Commission expires: 11-27-99

Vickie R. Rogers
Notary Public

VICKIE R. ROGERS NOTARY PUBLIC STATE OF TENNESSEE

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

RECEIVED OF _____

FOR _____

BOOK 10551 PG 584

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 91900.00
CON TX 340.03
PRFEE 1.00
WDEED 8.00
TOTAL 349.03
CHECK 349.03

08/01/97 01 08:37 0001 1543

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0332633
IDENTIF. ↑ REFERENCE

97 AUG -1 AM 8:39

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1181171