WARRANTY DEED

BOOK 10552 PG 117

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 106,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
25th DAY OF July, 19 97

Notary Public

MY COMMISSION EXPIRES: 11/20/97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
CHARLES HILL BEATY BPR#2282, 5550 FRANKLIN ROAD, SUITE 103, NASHVILLE, TN 37220

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
SYLVIA DELORES DRIGGINS	NATIONSBANC MORTGAGE CORPORATION	MAP NO. 120-6
(NAME)	(NAME)	
330 GLENPARK DRIVE	P. O. BOX 0353	PARCEL NO. 38
(ADDRESS)	(ADDRESS)	
NASHVILLE, TENNESSEE 37217	LOUISVILLE, KY 40201-0353	
(CITY) (STATE) (ZIP)	(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, PATRICIA BIDWELL MARKSTROM

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SYLVIA DELORES DRIGGINS AND HUSBAND, SAMUEL M.E. DRIGGINS

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. 5D-12 on the Plan of Glengarry Park Subdivision, Section 5D, of record in Plat Book 3600, page 36, Register's Office for said County, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to George E. Bidwell and wife, Effie Waldron Bidwell by deed from George E. Bidwell of record in Book 8205, Page 354, Register's Office for Davidson County, Tennessee. The said George e. Bidwell and wife, Effie Waldron Bidwell having since died, she having predeceased him and he died intestate, devising the property to Patricia Bidwell Markstrom under will of record in Will Book 210, Page 103, Probate Court of Davdison County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 3675, Page 278, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year, which have been prorated and assumed by the Grantee(s) herein.

unimproved ( )
This is improved (X) property, known as 330 GLENPARK DRIVE, NASHVILLE, TENNESSEE 37217
(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 25th day of July, 19 97

Patricia Bidwell Markstrom by Mark E. Nieweld Attorney in fact
PATRICIA BIDWELL MARKSTROM

BOOK 10552 PG 118

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Charles R. Niewold, Attorney in Fact for Patricia Markstrom, *the within named 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, as Attorney in Fact.*

Witness my hand and official seal at Nashville, Tn., *this* 25th *day of* July, 19 97.

Notary Public

My Commission Expires: 11/22/97

ENCUMBRANCES:

1. Taxes for 1997, a lien, but not yet due and payable.

2. Subject to setback lines, easements, and all matters, etc., of record in Plat Book 3600, page 16, Register's Office for Davidson County, Tennessee.

3. Subject to Restrictive Covenants of record in Book 3675, page 278, Register's Office for Davidson County, Tennessee.

0332786

IDENTIF. & REFERENCE

'97 AUG -1 AM 10:10

FELIX ... REGISTER
DAVIDSON COUNTY, TN.

1697 08/01 0101 03CHECK 403.05

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10552 PG 119

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 106500.00
CON TX 394.05
PRFEE 1.00
WDEED 8.00
TOTAL 403.05
CHECK 403.05

08/01/97 01 10:08 0001 1697

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03327786
IDENTIF. # REFERENCE

97 AUG -1 AM 10: 10

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1181324