BOOK 10552 PG 681

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
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Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (pmt) Title No: 38955
Dav. Co. File: Box 8

97 AUG -1 PM 1:28
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
113329 30

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Adam Mitchell Leah Feldon Mitchell 511 Fairfax Avenue Nashville, TN 37212	First American National Bank First American Center Nashville, Tennessee 37237

TAX MAP-PARCEL NUMBERS: Map 104-10, Parcel 195 (24W 6955)

1874 08/01 0101 03CHECK 1248.50

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 335000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Michael Scott Swafford and spouse, Deborah Louise Narrigan,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Adam Mitchell and spouse, Leah Feldon Mitchell,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 7, Block 5 on the Plan of Fairfax Place of record in Book 547, Pages 137 and 138, described as follows:

BEGINNING at an iron pin on the south side of Fairfax Avenue 230 feet east of an iron pin at the southeast corner of Fairfax Avenue and Thirty Second Avenue, South, running east with Fairfax Avenue 90 feet to an iron pin; thence, south 176 feet to a stake; thence, west 90 feet to a stake; thence, north 176 feet to the beginning.

BEING the same property conveyed to Michael Scott Swafford and wife, Deborah Louise Narrigan by Quitclaim deed from J.L. Thompson, III, trustee of record in Book 7037, Page 486, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.
This is improved property, known as: 511 Fairfax Avenue, Nashville, TN 37212

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 29th day of July, 1997.

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Michael Scott Swafford

Deborah Louise Narrigan

State of Tennessee
County of Davidson

On this 29th day of July, 1997, before me the undersigned authority, personally appeared **Michael Scott Swafford** and **Deborah Louise Narrigan**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

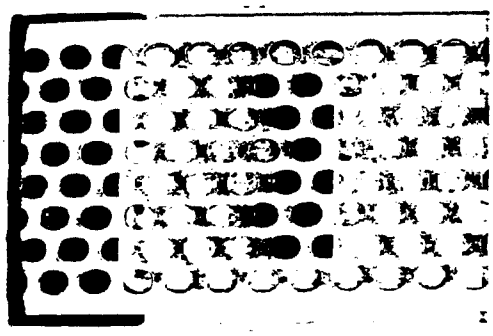
The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 335000.00

Affiant

Sworn and subscribed before me on the 29th day of July, 1997.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/1[illegible]

Notary Public



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10552 PG 683

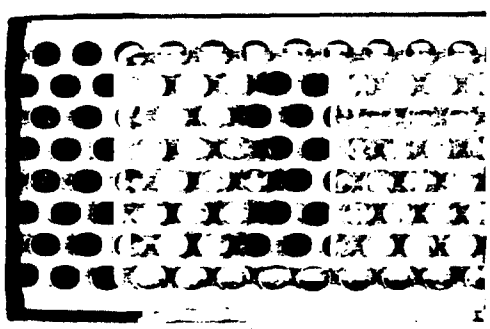
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
335000.00
CON TX 1239.50
PRFEE 1.00
WDEED 8.00
TOTAL 1248.50
CHECK 1248.50

08/01/97 01 13:26 0001 1874

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0332930

IDENTIF. & REFERENCE

97 AUG -1 PM 1:28

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

No. 1181500