BOOK 10559 PG 15

STATE OF TENNESSEE
COUNTY OF DAVIDSON

97-1758

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF August, 19 97

Notary Public Janis L. Duree

MY COMMISSION EXPIRES: 5/23/98

THIS INSTRUMENT WAS PREPARED BY
Escrow Corporation, 131 Indian Lake Road, Suite 203, Hendersonville, Tennessee 37075

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lea J. Smith	FIRST TRUST MORTGAGE COMPANY	61-14
(NAME)	(NAME)	
1048 Horseshoe Drive	6525 QUAIL HOLLOW	72
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37206	MEMPHIS, TN 38120	15DZ 5140
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, WE, Geraldine C. Childress, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lea J. Smith, unmarried

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:

Being Lot No. 25 on the Plan of Locust Grove Estates, of record in Plat Book 1424, page 11, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

BEING the same property conveyed to Geraldine C. Childress, unmarried by deed from William Dillard Childress and Vickie Youngblood Peeler, filed of record in Book 10473, page 97, Register's Office for Davidson County, Tennessee.

Geraldine C. Childress and Geraldine M. Childress being one and the same person.

97 AUG -6 AM 8:09
DAVIDSON COUNTY, TN.

0334584
IDENTIF. & REFERENCE

This is improved property known as 1048 Horseshoe Drive, Nashville, TN 37206

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 her hand this 4th day of August, 19 97.

Geraldine M Childress by Wm D Childress POA
Geraldine C. Childress

Geraldine M. Childress by Vicki M. Childress Youngblood POA
Power of Attorney of record on Book 8543, page 835, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, William D. Childress, Jr. & [illegible]na M.* to me known to be the person who executed the foregoing instrument on behalf of Geraldine M. Childress, and who acknowledged that he/she executed the same as the free act and deed of the said Geraldine M. Childress.

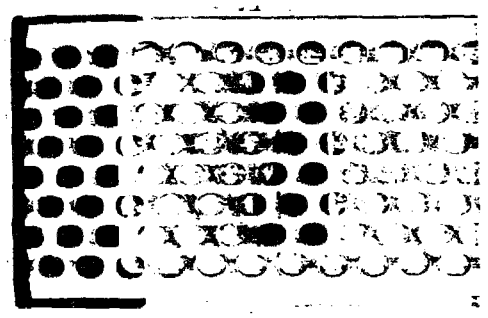
Witness my hand and official seal at Goodlettsville, Tennessee, this 4th day of August, 19 97.

NOTARY PUBLIC

My Commission Expires: 5/23/98.

*Childress Youngblood

3608 08/06 0101 03CHECK 194-00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

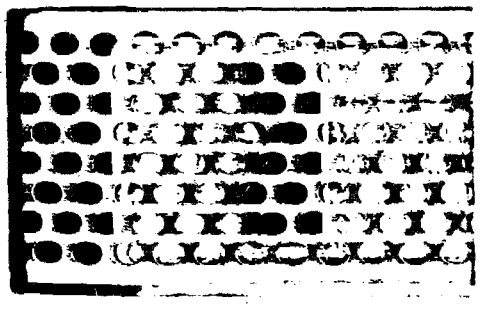
BOOK 10559 PG 17

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	50000.00
			CON TX	185.00
			PRFEE	1.00
			WDEED	8.00
			TOTAL	194.00
			CHECK	194.00

08/06/97 01 08:11 0001 3608

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0334584

IDENTIF. # REFERENCE

97 AUG -6 AM 8:09

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

No. 1183211