ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Hillsboro Homes 119 Middleton Circle Nashville, TN 37215	NEW OWNER	Map 157-08-0-A Parcel 018.00 Co

This instrument prepared by: J. E. Spruill, Attorney,
104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED

BOOK 10562 PG 321

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, Susan H. Thetford, as Trustee under the Sallie R. Hicks Educational Trust for John Overton ("Jay") Thetford with full power to convey, hypothecate or encumber without the consent or joinder of any beneficiary (The "Grantor") have bargained and sold, and by these presents do transfer and convey unto Hillsboro Homes, a Tennessee General Partnership composed of John M. Thetford, partner and Robert G. Haley, partner (The "Grantee"), Grantee's heirs, successors and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Lot 18 of Middleton, a Residential Planned Unit Development, 3rd Revision recorded on May 16, 1989, of record in Book 6900, page 900, Register's Office for Davidson County, Tennessee; superseding Middleton, a Residential Planned Unit Development, 2nd Revision recorded on March 29, 1987, of record in Book 6900, page 257, Register's Office for said County.

Being the same property in which a one-fourth (1/4) undivided interest was conveyed to Susan H. Thetford, as Trustee under the Sallie R. Hicks Educational Trust for John Overton ("Jay") Thetford with full power to convey, hypothecate or encumber without the consent or joinder of any beneficiary by Quitclaim Deed from Sallie R. Hicks of record in Book 9558, page 635, Register's Office for Davidson County, Tennessee.

And further being the same property in which a one-fourth (1/4) undivided interest was conveyed to Susan H. Thetford, as Trustee under the Sallie R. Hicks Educational Trust for John Overton ("Jay") Thetford with full power to convey, hypothecate or encumber without the consent or joinder of any beneficiary by Quitclaim Deed from Sallie R. Hicks, George T. Hicks, Jr., Susan H. Thetford, Catherine H. Obolensky, and Judy H. Ison, as Co-Trustees of the George T. Hicks Family Trust of record in Book 9557, page 219, Register's Office for Davidson County, Tennessee.

And further being the same property in which a one-half (½) undivided interest was conveyed to Susan H. Thetford, as Trustee for John Overton Thetford, Jr., under irrevocable Trust Agreement entered December 30, 1988, and amended September 30, 1989, between George T. Hicks and wife, Sallie R. Hicks, and Susan Thetford, Trustee, with full power under the Trust to sell, convey, lease, or mortgage without the joinder of any beneficiary by Quitclaim Deed from George T. Hicks and Sallie R. Hicks of record in Book 8257, Page 581, Register's Office for Davidson County, Tennessee.

The Sallie R. Hicks Educational Trust for John Overton ("Jay") Thetford and the irrevocable Trust Agreement entered December 30, 1988, and amended September 30, 1989, between George T. Hicks and wife, Sallie R. Hicks for John Overton Thetford, Jr. are one and the same trust with Susan H. Thetford as Trustee. John Overton ("Jay") Thetford and John Overton Thetford, Jr. are one and the same person.

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

This conveyance is made subject to taxes for the year 1997, any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property and restrictive covenants of record in Book 6522, page 212; Book 7113, page 345, and Book 9816, page 844, Register's Office for Davidson County, Tennessee.

This is unimproved property commonly known as 63 Duxbury Court, Nashville, Tennessee 37215.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON)
[
[The actual consideration or value, whichever is greater for
[this transfer is $105,000.00.
[
[Affiant
[Subscribed and sworn to before me this
[7th day of August, 1997.
[
[Notary Public
[My Commission Expires 10-12-99

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, successors 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, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 7th day of August, 1997.

**The Sallie R. Hicks Educational Trust
for John Overton ("Jay") Thetford**

By: _____
**Susan H. Thetford,
with full power to convey, hypothecate or encumber without the consent or joinder of any beneficiary**

BOOK 10562 PG 323

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 Susan H. Thetford, Trustee, 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 7th day of August, 1997.

Notary Public

My Commission Expires: 10-12-99

0335564
IDENTIF. ↑ REFERENCE

97 AUG -7 PM 4:18
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

4691 08/07 0101 CHECK 401.50

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

RECEIVED OF _____

FOR _____

BOOK 10562 PG 324

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 105000.00
CON TX 388.50
PRFEE 1.00
WDEED 12.00
TOTAL 401.50
CHECK 401.50

08/07/97 [redacted] 16 0001 4691

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0335564
IDENTIF. ↑ REFERENCE

97 AUG -7 PM 4:18
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1184284