BOOK 10575 PG. 4

Box 58

THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

PREPARED BY:
RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 490,000.00

Carolyn M. Kephart
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF August 19 97

NOTARY PUBLIC
Notary Public
AT
MY COMMISSION EXPIRES Sept 23, 2000
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas W. Kephart (NAME)	First American National Bank (NAME)	144-10-40
6101 Chickering Court (ADDRESS)	First American Center (ADDRESS)	
Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	Nashville, TN 37237-1701 (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, Robert C. Rogers, and wife, Carol T. Rogers

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas W. Kephart and wife, Carolyn M. Kephart

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. 66 on the Plan of Chickering Valley, of record in Book 2331, page 122, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

SAID lot fronts 51.3 feet on the north side of Chickering Court and runs back between lines 517.3 feet on the east and 757.6 feet and 127.6 feet on the west to a rear line on which it measures 826.1 feet.

BEING the same property conveyed to Robert C. Rogers by deed from Ray B. Fossick and wife, Kay M. Fossick, of record in Book 5537, page 720, Register's Office for Davidson County, Tennessee.

Carol T. Rogers, spouse of Robert C. Rogers joins in this conveyance to relinquish any and all marital interest in the property.

0339342
IDENTIF. + REFERENCE

97 AUG 20 AM 10:24
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

8783 08/20 0101 03CHECK 1822.00

This is improved (X) property known as 6101 Chickering Court, Nashville, Tennessee 37215 (unimproved ( ))
(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 18th day of August, 19 97

Robert C. Rogers

Carol T. Rogers
by Robert C. Rogers, Att'y. in Fact

BOOK 10575 PG 5

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 Robert C. Rogers, ~~and wife, Carol T. Rogers~~

the 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. Witness my hand and official seal at Nashville, Tennessee, this 18th day of August, 1997.

Commission expires Sept 23, 2000

Notary Public

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

Before me, the undersigned notary public in and for the state and county above, personally appeared the within named Robert C. Rogers, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledges the execution of the foregoing instrument on behalf of Carol T. Rogers as his/her Attorney-in-Fact, as the free act and deed of the within named Carol T. Rogers.

WITNESS my hand and official seal at office, this 18th day of August, 1997.

Notary Public

My Commission Expires: 5-5-99

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

RECEIVED OF _____

FOR _____

BOOK 10575 PG 6

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	
	49000.00
CON TX	1813.00
PRFEE	1.00
WFEE	8.00
TOTAL	1822.00
CHECK	1822.00

08/20/97 01 10:28 0001 8782

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0339342
IDENTIF. & REFERENCE

97 AUG 20 AM 10:24
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1188325