WARRANTY DEED

BOOK 10579 PG 721

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 90,000.00

Benton W. Morvant
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF August 19 97

Carolyn C. Adams
Notary Public

MY COMMISSION EXPIRES: 9/23/00
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Benton W. Morvant (NAME)	Same (NAME)	P/O MAP 43-09
1422 N. GALLATIN RD (ADDRESS)	(ADDRESS)	PARCEL 210.00
MADISON TN 37115 (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, David A. Allen and wife, Rita C. Allen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Benton W. Morvant

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:

Lot No. 13, Block B, on the map of Woodlawn Estates, a subdivision in Davidson County, Tennessee, of record in Book 843, page 82, Register's Office for Davidson County, Tennessee.

Said Lot No. 13 as shown on said plan fronts 55 feet on the easterly side of Gallatin Pike and extends back between parallel lines 165 feet to a dead line in the rear on which it measures 55 feet thereon.

Being a portion of the same property conveyed to David A. Allen by Deed of record in Book 10546, page 993, Register's Office for Davidson County, Tennessee.

Rita C. Allen joins in this conveyance for the purpose of conveying any right, title or interest she may have in or to said property, marital or otherwise.

0340716 IDENTIF. & REFERENCE

97 AUG 25 AM 9:37 FELIX [illegible] REGISTER DAVIDSON COUNTY, TN.

0268 08/25 0101 03CHECK 342.00

MAIL ENV.

unimproved ( )
This is improved (X) property, known as 404 N. Gallatin Road, Madison, TN 37115
(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 our hand s this 21st day of August 19 97

David A. Allen

Rita C. Allen

BOOK 10579 PG 722

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 David A. Allen and wife, Rita C. Allen

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at GOODLETTSVILLE, Tennessee, this 21st day of August, 19 97

Commission expires 9/23/00

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

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 10579 PG 723

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
			CAPT	~~90000.00~~
			CON TX	333.00
			PRFEE	1.00
			WDEED	8.00
			TOTAL	342.00
			CHECK	342.00

08/25/97 01 09:39 0001 0268

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03407 16
IDENTIFICATION REFERENCE

97 AUG 25 AM 9:37

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

No. 1189790