BOOK 10598 PG 352

THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 96,500.00

Myra C Kawaguchi
Affiant

Subscribed and sworn to before me, this 2nd day of September 1997

Notary Public

My Commission Expires: 11-22-97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
SHOZO KAWAGUCHI 1714 Ordway Place Nashville, Tennessee 37206	FT Mortgage Companies P.O. Box 146 Memphis, Tennessee 38101	MAP 83-10 PARCEL 230

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of NINETY SIX THOUSAND FIVE HUNDRED AND NO/100- ---------- ($ 96,500.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, I, BRADLEY C. PETERSON, UNMARRIED

hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto SHOZO KAWAGUCHI AND WIFE, MYRA C. KAWAGUCHI

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. 295 on the Plan of McEwen Place as of record in Book 332, page 133, Register's Office for Davidson County, Tennessee.

SAID Lot No. 295 fronts 34.0 feet on the southerly side of Ordway Place and runs back 140.3 feet on the easterly line with the westerly margin of a 30-foot driveway and 140.0 feet on the westerly line to an alley, measuring 41.0 feet thereon.

BEING the same property conveyed to Bradley C. Peterson, unmarried, by deed from Jerry M. Morton, III, unmarried, of record in Book 10437, page 153, Register's Office for Davidson County, Tennessee.

97 SEP -5 PM 1:07 FELIX Z. WILSON III REGISTER DAVIDSON COUNTY, TN.

5422 09/05 0101 03CHECK -366.05-

031,5566 IDENTIFICATION REFERENCE

This is improved property known as 1714 Ordway Place, Nashville, Tennessee 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.

GRANTOR COVENANTs with the said GRANTEEs that he is lawfully seized and possessed of said land in fee simple, has good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of McEwen Place of record in Book 332, page 133, Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and binds himself___, his___ heirs and representatives to warrant and forever defend the title to the said GRANTEEs, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 2nd day of September, 19 97.

BRADLEY C. PETERSON

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 BRADLEY C. PETERSON, UNMARRIED, 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 this 2nd day of September, 1997.

My Commission Expires: November 22, 1997

Notary Public

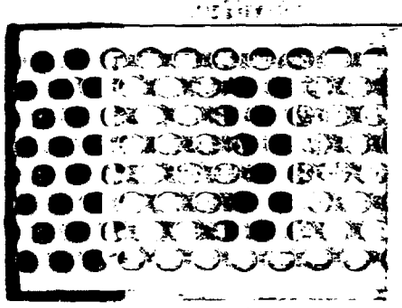
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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___ 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 this _____ day of _____, 19 ____.

My Commission Expires: _____

Notary Public



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

RECEIVED OF _____

FOR _____

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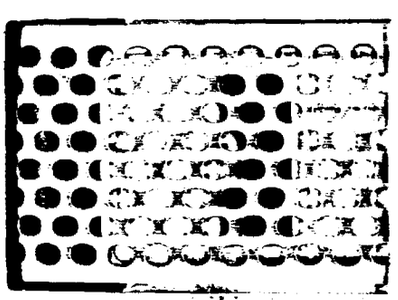
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	96500.00
CON TX	357.05
PRFEE	1.00
WDEED	8.00
TOTAL	366.05
CHECK	366.05

09/05/97 01 13:09 0001 5422

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0345566
IDENTIFICATION REFERENCE

97 SEP -5 PM 1:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1194892