BOOK 10598 PG 748

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 33,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August 19 97

Notary Public

MY COMMISSION EXPIRES: 11-27-99
(AFFIX SEAL)

NOTARY PUBLIC MONTGOMERY COUNTY TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald Gossett (NAME)	Ronald Gossett (NAME)	MAP 71-11
1607 Luton Street (ADDRESS)	5251 Little Marrowbone Road (ADDRESS)	PARCEL 17
Nashville, TN 37207 (CITY) (STATE) (ZIP)	Ashland City, TN 37015 (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, Eileen Albert McCollister, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronald Gossett, married

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. 23 on the Map of the Re-Subdivision of I.D. Luton's Addition of Meridian Street, as of record in Book 974, page 55, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Eileen Albert McCollister by Quitclaim Deed from Raymond C. McCollister of record in Book 10181, page 791, Register's Office for Davidson County, Tennessee.

This conveyance is subject to 1997 real property taxes which have been prorated and assumed by the grantee(s) and all matters appearing on the plan of record in Book 974, page 55, said Register's Office.

0345691

IDENTIF. & REFERENCE

97 SEP -5 PM 2:11

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

5548 09/05 0101 03CHECK 131.10

unimproved ( )
This is improved ( ) property, known as 1607 Luton Street, Nashville, TN 37207
(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 27 day of August, 19 97

Eileen Albert McCollister

Eileen Albert McCollister

New York

STATE OF ~~TENNESSEE~~

COUNTY OF ~~DAVIDSON~~ Tioga

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eileen Albert McCollister

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~~ Spencer, New York, ~~Tennessee~~, this 27 day of August 19 97.

Commission expires _____ Notary Public, State of New York No. 01Fi5029135 Qual. In Tioga County My Commission Expires June 14, 1998

Notary Public

STATE OF TENNESSEE

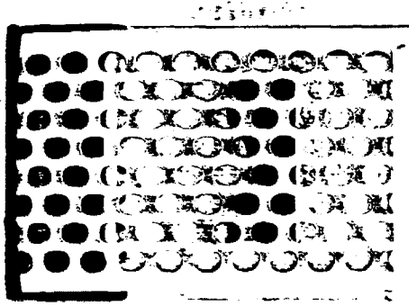
COUNTY OF

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 _____

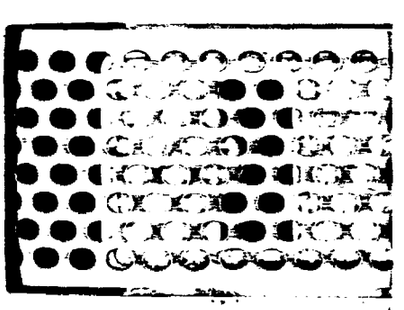
BOOK 10598 PG 750

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 33000.00
CON TX 122.10
PRFEE 1.00
WDEED 8.00
TOTAL 131.10
CHECK 131.10

09/05/97 01 14:13 0001 5548



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0345691
IDENTIF. & REFERENCE

97 SEP -5 PM 2:11
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1195018