WARRANTY DEED

STATE OF TENNESSEE BOOK 10640 PG 94
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 207,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF September 19 97

Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DENISE FRIESS HICKERSON (NAME)	FRANKLIN AMERICAN MORTGAGE (NAME)	MAP 104-5
311 Greenway Avenue (ADDRESS)	214 Overlook Court, Suite 150 (ADDRESS)	PARCEL 333.00
Nashville, TN 37205 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)	26W-02875

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, ANNA B. GRIMES AND HUSBAND, THOMAS E. NOSER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DENISE FRIESS HICKERSON, UNMARRIED

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. 291 on the Plan of Richland Realty Company's First Addition to Subdivision "B" as of record in Book 332, page 174, Register's Office for said County, Tennessee, to which plan reference is hereby made for a more complete legal description.

BEING the same property conveyed to Anna B. Grimes and husband, Thomas E. Noser, by Deed from Lloyd B. Guy and wife, Cecilia K. Guy, of record in Book 9528, Page 88, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and paid by the Grantee(s) herein.

FELIX Z. LIEBERMAN REGISTER
DAVIDSON COUNTY, TN.
97 OCT -8 PM 2:57

IDENTIF. & REFERENCE
0357219

unimproved ( )
This is improved (X) property, known as 311 Greenway Avenue, Nashville, TN 37205
(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 26th day of September 19 97

Anna B. Grimes
ANNA B. GRIMES

Thomas E. Noser
THOMAS E. NOSER

BOOK 10640 PG 95

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 ANNA B. GRIMES AND HUSBAND, THOMAS E. NOSER

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 NASHVILLE, Tennessee, this 26th day of September 19 97.

Commission expires May 27, 2001

JOHN I. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

/931 10/08 0101 03CHECK 776.75

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

RECEIVED OF _____

FOR _____

BOOK 10640 PG 96

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
207500.00
MOR TX 767.75
PRFEE 1.00
WBEED 8.00
TOTAL 776.75
CHECK 776.75

10/08/97 01 15:00 0001 7931

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0357219
IDENTIF. # REFERENCE

97 OCT -8 PM 2:57
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1207265