WARRANTY DEED

BOOK 10671 PG 80

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 217,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF October 19 97

Notary Public

MY COMMISSION EXPIRES: 11/30/ (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C., 121 First Ave. Suite 200, Franklin, Tennessee 37064

mail

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jacob C. Wise (NAME)	OWNER (NAME)	MAP 158-3
6120 Montcrest Drive (ADDRESS)	(ADDRESS)	PARCEL 11
Nashville, Tennessee 37215 (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, Robert Aaron Bain and N.E. Bain, Jr. and Carol Bain Gammill

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jacob C. Wise, a single person

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. 64 on the Plan of Hillsboro Park, Section II, as of record in Book 2331, pages 60 and 61, 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 Joe R. Coggin and wife, Josephine B. Coggin by deed from Bearden Guill Carver and wfie, Clyde R. Carver of record in Book 3164, page 324, Register's Office for Davidson County, Tennessee. The Said Joe R. Coggin and wife, Josphine B. Coggin having since died and leaving the property to Robert Aaron Bain, N. E. Bain, Jr. and Carol Bain Gammill by virtue of her Will recorded in Will Book 214, page 844, Probate Court, Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:
Plan of record in Book 2331, pages 60 and 61 said Register's Office, shows an Owner's Certificate, certain notes, easements and setback lines.

Easement for Sanitary Sewers and/or Storm Drainage of record in Book 7853, page 210, Register's Office for Davidson County, Tennessee.

Taxes for the year 1998 and subsequent years, a lien, but not yet due and payable.

unimproved ( )
This is improved (X) property, known as 6120 Montcrest Drive, Nashville, Tennessee 37215
(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 27 day of October 19 97

Robert Aaron Bain

Carol Bain Gammill

N.E. Bain, Jr.

N.E. Bain, Jr., Co-Executor of the Estate of Josephine B. Coggin

Robert Aaron Bain, Co-Executor of the Estate of Josephine B. Coggin

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert Aaron Bain, N.E. Bain, Jr. and Carol Bain Cammill

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Franklin, Tennessee, this 27 day of October 1997.

Commission expires 11/30/97

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

7507 11/04 0101 03CHECK 811.90

LEGAL DESCRIPTION CONTINUATION

Taxes for the year 1998 and subsequent years, a lien, but not yet due and payable.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert Aaron Bain and N.E. Bain, Jr. the bargainors with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they are the Co-Executors of The Estate of Josephine B. Coggin and they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 14th day of October, 1997.

My commission expires: 11/30/97

Notary Public

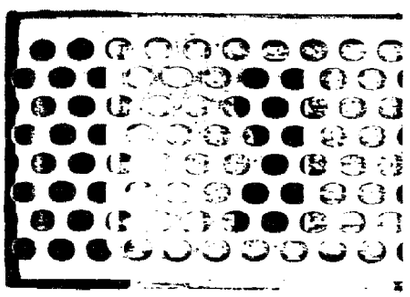
0366149
IDENTIFICATION REFERENCE

97 NOV -4 PM 2:10
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____ BOOK 10671 PG 82

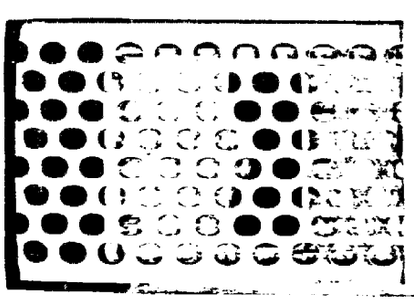
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
217000.00
CON TX 802.90
PRFEE 1.00
WDEED 8.00
TOTAL 811.90
CHECK 811.90

11/04/97 01 14:17 0001 7507

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0366149
IDENTIF. & REFERENCE

97 NOV -4 PM 2:10

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.1216713