BOOK 10678 PG 972

41

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 77,000.00

Wendell C. Pedigo
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF November 19 97

Notary Public

MY COMMISSION EXPIRES: 11-2799
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wendell C. Pedigo (NAME)	FT Mortgage Companies d/b/a (NAME)	MAP 83-8
2802 Meadow Rose Drive (ADDRESS)	2974 LBJ Freeway, Suite 200 (ADDRESS)	PARCEL 210
Nashville, Tennessee 37206 (CITY) (STATE) (ZIP)	Dallas, Texas 75234 (CITY) (STATE) (ZIP)	15DA-52210

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, A. J. Richardson, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wendell C. Pedigo, individual

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. 12 of Meadow Rose Park, Section II, as of record in Book 2083, Page 87, Register's Office for said County.

SAID Lot No. 12 fronts 96 feet on the easterly side of Meadow Rose Drive and runs back 161.70 feet on the northerly line and 166.62 feet on the southerly line to a dead line in the rear on which it measures 94 feet.

Being the same property conveyed to A. J. Richardson, Jr. and wife, Juanita W. Richardson by deed from Raymond R. Smith and wife;, Anna Lee Smith, of record in Book 3502, Page 403, Register's Office for said County.

The said Juanita R. Richardson having since died.

IDENTIF. & REFERENCE

97 NOV 10 PM 1:34
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

0133 11/10 0101 03CHECK 293.90

unimproved ( )
this is improved (X) property, known as 2802 Meadow Rose Drive, Nashville, Tennessee 37206
(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 3rd day of November 19 97

A. J. Richardson

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 A. J. Richardson

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 at Goodlettsville Tennessee, this 3rd day of November, 19 97

Commission expires 11-21-99

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_____ .

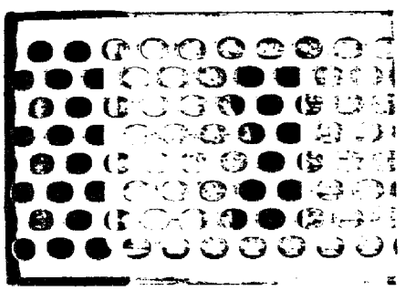
My commission expires _____

Notary Public

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 10678 PG 974

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

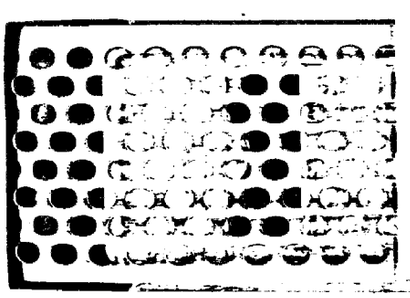
CAMT	77000.00
CON TX	284.90
PRFEE	1.00
WDEED	8.00
TOTAL	293.90
CHECK	293.90

11/10/97 01 13:41 0001 0133

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0368449
IDENTIF. # REFERENCE

97 NOV 10 PM 1:34
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.



No. 1219319