THIS INSTRUMENT PREPARED BY:

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

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 10680 PG 140

The actual consideration or value, whichever is greater, for this transfer is $ 98,900.00

Andrea M Hebert
Affiant

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

Subscribed and sworn to before me, this 7th day of November, 19 97

Mitchell A Watts
Notary Public

My Commission Expires: 11-22-97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
ANDREA M. HEBERT 3000 Hillsboro Road #131 Nashville, Tennessee 37215	FT MORTGAGE COMPANIES 2974 LBJ Freeway Suite 200 Dallas, Texas 75234	MAP 117-3A PARCEL 131

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of NINETY EIGHT THOUSAND NINE HUNDRED AND NO/100---------- ($ 98,900.00) DOLLARS, cash in hand paid by the hereinafter named Grantee___, the receipt of which is hereby acknowledged, I , MARGARET G. WEHBY SUTTON, married hereinafter called the Grantor___, have bargained and sold, and by these presents do transfer and convey unto ANDREA M. HEBERT, UNMARRIED hereinafter called the Grantee___, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Unit No. 131 on the Plan of Versailles Apartments of record in Book 5050, page 80, Register's Office for Davidson County, Tennessee, which plan and record thereof are incorporated herein and made a part hereof by reference.

BEING the same property conveyed to Margaret G. Wehby, a single person, by deed from Margaret H. Maddox and James N. Maddox, both single persons, of record in Book 8718, page 925, Register's Office for Davidson County, Tennessee; the said Margaret G. Wehby having since married Mark Allison Sutton and is now known as Margaret G. Wehby Sutton.

MARK ALLISON SUTTON, spouse of Margaret G. Wehby Sutton, joins in this conveyance to convey any interest he may have in subject property, particularly any marital interest.

This is improved property known as 3000 Hillsboro Road #131, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE___, her heirs and assigns, forever.

GRANTOR___ COVENANT s with the said GRANTEE___ that she is lawfully seized and possessed of said land in fee simple, ha s 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 Versailles Apartments of record in Book 5050 , page 80 , Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and bind s herself ___, her___ heirs and representatives to warrant and forever defend the title to the said GRANTEE___, her___ heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand___on this the 7th day of November, 19 97.

Margaret G. Wehby Sutton
MARGARET G. WEHBY SUTTON

Mark Allison Sutton
MARK ALLISON SUTTON

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

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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 MARGARET G. WEHBY SUTTON and MARK ALLISON SUTTON, 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 this 7th day of November, 1997.

My Commission Expires: November 22, 1997

Notary Public

0499 11/11 0101 03CHECK 374.93

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

0368768

IDENTIF. & REFERENCE

97 NOV 11 AM 9:33

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

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

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 98900.00
CON TX 365.93
PRFEE 1.00
WDEED 8.00
TOTAL 374.93
CHECK 374.93

11/11/97 01 09:35 0001 0499

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0368768
IDENTIFICATION REFERENCE

97 NOV 11 AM 9:33

REGISTER
DAVIDSON COUNTY, TN.

No. 1219679