BOOK 10684 PG 550

0369922
IDENTIF. # REFERENCE

This instrument prepared by:

DAVID O. HUFF, ESQ.
Washington Square, Suite 204
214 Second Avenue, North
Nashville, TN 37201
(615) 256-4747

97 NOV 14 PM 1:49
PICK-UP FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

Address New Owner(s):	Send Tax Bills To	Map-Parcel Number
James L. Tucker and Betty D. Tucker 8303 Luree Lane Hermitage, TN 37076	Same	75-10 3

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of all of which are hereby acknowledged, We, Buford Newell Manning and wife, Cheryl Manning [the wife executing this deed to convey whatever right, title and interest she may have from her marital interest in the property, if any] (collectively the "Grantor"), have bargained and sold, transferred and conveyed and by these presents do bargain, sell, transfer and convey unto James L. Tucker and wife, Betty D. Tucker (collectively the "Grantee"), the following described property being situated and located in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot 32 on the Plan of Heritage Estates, as of record in Book 3300, pages 70 and 71, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 32 fronts 80 feet on the northwesterly side of Luree Lane, and runs back between parallel lines, 150 feet to a dead line.
>
> Being the same property conveyed to Elam R. Manning and wife, Cleo S. Manning, by deed from M. T. Melvin and wife, Mary T. Melvin, as of record in Book 3888, page 181, Register's Office for Davidson County, Tennessee, Elam R. Manning having predeceased his wife, Cleo S. Manning, who died on December 7, 1994, in the State of Georgia, and whose Last Will devised the aforesaid property to her son, Buford Newell Manning, as reflected in the Affidavit of Heirship, of record in Book 10113, page 981, said Register's office.

This is improved property known as 8303 Luree Lane, Hermitage, Tennessee 37076.

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This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights of way for public utilities.

TO HAVE AND TO HOLD the said real estate, together with all appurtenances and hereditaments thereunto appertaining unto Grantee, his successors and assigns in fee simple forever.

Grantor covenants that Grantor is lawfully seized and possessed of said real estate, has full power and lawful authority to sell and convey the same; that the title thereto is free, clear and unencumbered except as aforesaid; and, Grantor will forever warrant and defend the same against the lawful claims of all persons whomsoever.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits.

IN WITNESS WHEREOF, the Grantor have caused this instrument to be executed this 14th day of November, 1997.

Buford Newell Manning
BUFORD NEWELL MANNING (by Robert Mallory with power of attorney)
By Robert Mallory

Cheryl Manning
CHERYL MANNING (by Robert Mallory with power of attorney)
By Robert Mallory

State of Tennessee)
County of Davidson)

Personally appeared before me, Cynthia W. Sharp, a Notary Public in and for said County and State, the within named, Buford Newell Manning and Cheryl Manning, (by Robert Mallory, with power of attorney), the Grantors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she executed the instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, TN this 14th day of November, 1997.

Cynthia W. Sharp
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires: 1/20/99

179 11/14 0101 CHECK 327.50

State of Tennessee)

County of Davidson)

The actual consideration or value, whichever is greater, for this transfer, is $85,000.00.

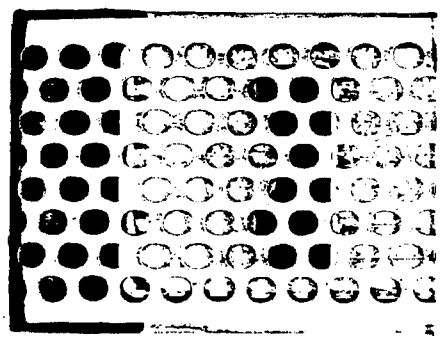
Betty A. Taylor
AFFIANT/GRANTEE

Subscribed and sworn before me, this 14th day of November, 1997.

Cynthia W. Sharp
NOTARY PUBLIC

My Commission Expires: 1/20/99

CYNTHIA W. SHARP NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.



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

RECEIVED OF _____

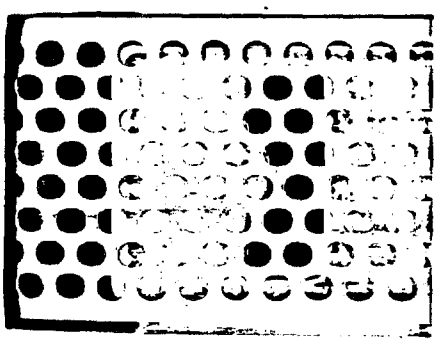
FOR _____ BOOK 10684 PG 553

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 85000.00
CON TX 314.50
PRFEE 1.00
WDEED 12.00
TOTAL 327.50
CHECK 327.50
11/14/97 01 13:50 0001 1794

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0369922
IDENTIF. ↑ REFERENCE

97 NOV 14 PM 1:49
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1220956