Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #97-1434

WARRANTY DEED

BOOK 10686 PG 1

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Kurt W. Schmitz, and wife, Margaret S. Schmitz**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Mark S. Patterson, and wife, Deanna M. Patterson**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, Being Lot No. 164 on the Plan of Pinnacle Point Subdivision, Phase IV, of record in Plat Book 6900, Page 524, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Kurt W. Schmitz and wife, Margaret S. Schmitz by Deed from Centex Real Estate Corporation of record in Book 8162, Page 925, Register's Office, Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

This is improved property, known as: 617 Rocky Mountain Parkway, Antioch, TN 37013

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seised and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 14th day of November, 1997

Kurt W. Schmitz

Kurt W. Schmitz

Margaret S. Schmitz

Margaret S. Schmitz

97 NOV 17 PM 1:20
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

03704 09

State of Tennessee)
County of Davidson)

pg 10686 . 2

On this the 14th day of November, 1997, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **Kurt W. Schmitz and Margaret S. Schmitz**, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: MAY 23, 1998

NOTARY PUBLIC AT LARGE

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$144,900.00**.

Judith A. Baker
Affiant

Sworn and subscribed before me on this the 14th day of November, 1997.

Notary Public

My Commission Expires: MAY 23, 1998

NOTARY PUBLIC AT LARGE

2303 11/17 0101 CHECK 545.13

NEW OWNER:
Mark S. Patterson
617 Rocky Mountain Parkway
Antioch, TN 37013

RESPONSIBLE FOR TAX PAYMENT:
HMP Home Loans
101 Executive Center Ste. 155
Brentwood, TN 37027

TAX MAP-PARCEL #:
135-14-A-164Co

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BK 10686 PG 3

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	
	144900.00
CON TX	536.13
PRFEE	1.00
WDEED	8.00
TOTAL	545.13
CHECK	545.13

11/17/97 01 13:24 0001 2303

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0370409 IDENTIFICATION REFERENCE

97 NOV 17 PM 1:20

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1221460