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

39-B
File #97-1431

BOOK 10702 PG 177

WARRANTY DEED

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 **Robert E. Sparkman, unmarried** , hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Julian W. Adkins, unmarried**, 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. 13B on the Plan of Bakertown Gardens, Section 11, of record in Plat Book 6250, Page 407, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Robert E. Sparkman by Quitclaim Deed from Karen B. Sparkman of record in Book 4672, Page 51, Register's Office, Davidson County, TN.

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: 404 Derrick Court, 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 26th day of November, 1997

Robert E. Sparkman

Robert E. Sparkman

5334 12/01 0101 03CHEUK 22.00

97 DEC -1 PM 3:00
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

037833

State of Tennessee)
County of Davidson)

BOOK 10702 PG 178

On this the 26th 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 **Robert E. Sparkman and** , 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

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$60,500.00**.

Affiant

Sworn and subscribed before me on this the 26th day of November, 1997.

Notary Public

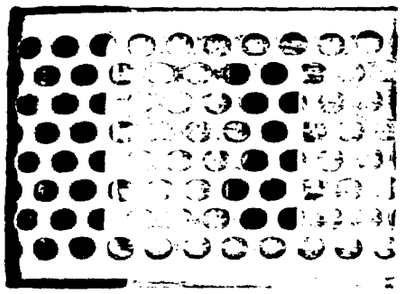
My Commission Expires: MAY 23, 1998

NEW OWNER:
Julian W. Adkins
404 Derrick Court
Antioch, TN 37013

RESPONSIBLE FOR TAX PAYMENT:
Right Mortgage Company
325 West Main Street, Ste 200
Lebanon, TN 37087

TAX MAP-PARCEL #:
148-7-189

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



RECEIVED OF _____

FOR _____

BOOK 10702 PG 179

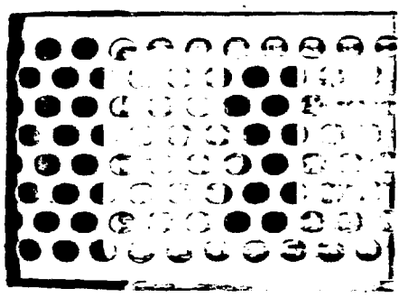
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

DAMT	[illegible]
CON TX	203.85
PRFEE	1.00
MDEED	0.00
TOTAL	233.85
CHECK	233.85

12/01/97 01 15:03 0001 5334

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0374833
IDENTIFICATION REFERENCE

97 DEC -1 PM 3:00
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1226167