File Box 11

BOOK 10708 PG 367

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF November, 19 97

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires JULY 24, 1999

THIS INSTRUMENT WAS PREPARED BY
BICENTENNIAL TITLE & ESCROW, 1314 Fifth Ave. North, Suite 300, Nashville, Tennessee 37208-2726

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: SAME	MAP-PARCEL NUMBERS
Karla Larkin (NAME)	~~Citizens Savings Bank & Trust~~ 2512 Jefferson ST. (NAME)	58-14-30
4376 Enchanted Circle (ADDRESS)	2013 Jefferson Street (ADDRESS)	
Nashville, TN 37218 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37208 (CITY) (STATE) (ZIP)	

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, Annyce Ashhurst, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Karla Larkin ~~and wife, husband and wife~~ married KRL aa

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. 149 on the plan of Enchanted Hills, Section V, as of record in Book 3700, page 132, in the Register's Office for said County.

Said Lot No. 149 fronts 157.39 feet on the easterly margin of Enchanted Circle and runs back between line, the northerly line being 357.3 feet and the southerly line being 409.70 feet to a line in the rear, being a broken line and measuring 195.2 feet thereon.

Being the same property conveyed to John Christopher Ashhurst and wife, Annyce Parker Ashhurst by deed from Lloyd C. Elam and wife, Clara L. Elam of record in Book 4440, page 152, Register's Office for said County, the said John Christopher Ashhurst having since died.

Annyce Ashhurst and Annyce Parker Ashhurst is one and the same person.

unimproved (X)
This is improved ( ) property, known as 4376 Enchanted Circle, Nashville, TN 37218
(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 25th day of November 19 97

Annyce Ashhurst Annyce Ashhurst
By: Katherine A. Treherne
Katherine A. Treherne, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

BOOK 10708 PAGE 368

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
Notary Public

_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Katherine A. Treherne and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Attorney-in-Fact and _____ respectively of the Annyce Ashhurst the within named bargainor, and corporation, and that he as such Attorney-in-Fact and _____ being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Katherine A. Treherne as such Attorney-in-Fact, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 25th day of November 1997 .

My commission expires July 24, 1999

_____
Notary Public

NOTARY PUBLIC AT LARGE

My Commission Expires JULY 24, 1999

0376464

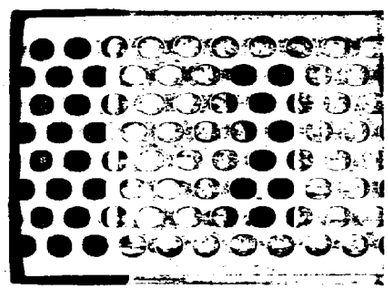
IDENTIFICATION REFERENCE

97 DEC -4 AM 9:23

REGISTER
DAVIDSON COUNTY, TN.

7095 12/04 0101 03CHEDK 120.00

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



RECEIVED OF _____

FOR _____

BOOK 10708 PG 369

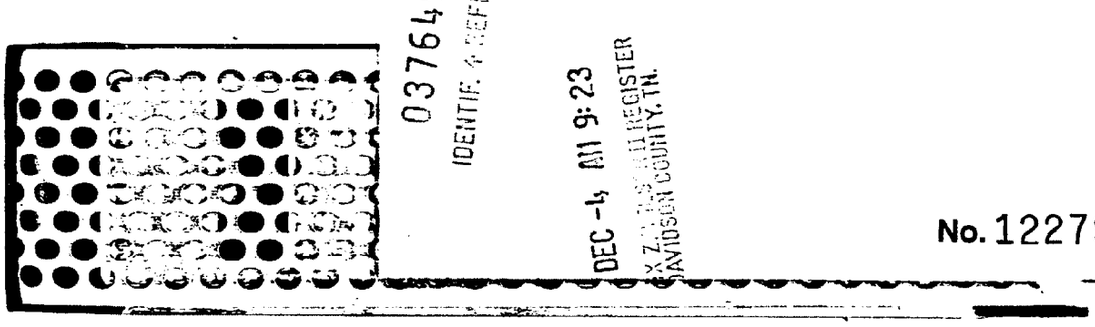
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 30000.00
CON TX 111.00
PRFEE 1.00
WDEED 8.00
TOTAL 120.00
CHECK 120.00

12/04/97 01 09:28 0001 7095

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



No. 1227916