RETURN TO: CASTLEMAN TITLE & ESCROW 213 A WARD CIRCLE BRENTWOOD, TN 37027

BOOK 10713 PG 472

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 128,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF December 19 97

Notary Public

MY COMMISSION EXPIRES: 11/24/97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C., 121 First Ave. Suite 200, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Duke Evan DeBois	FIRST TRUST MORTGAGE COMPANY	MAP 173-4A
(NAME)	(NAME)	
5017 W. Oak Highland Drive	6525 QUAIL HOLLOW, SUITE 300	PARCEL 105
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	MEMPHIS, TN 38120	
(CITY) (STATE) (ZIP)	(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, Christopher C. Kreidel and wife, Cynthia J. Kreidel

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Duke Evan DeBois and wife, Sheri J. DeBois

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. 106, as shown on the Plan of Oak Highlands, of record in Book 6900, pages 431-435, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Christopher C. Kreidel and wife, Cindy J. Kreidel by deed from Brian O. Bergeron and wife, Sharon f. Bergeron of record in Book 8367, page 877, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:
All matters appearing on the plan of Oak Highlands, of record in Book 6900, pages 431-435, Register's Office for Davidson County, Tennessee.

Storm Water Detention Agreement of record in Book 7189, page 379, said Register's Office.

Declaration of Covenants, Conditions, and Restrictions for Oak Highlands including but not limited to easements, assignments, special assessments, and re-recorded in Book 7367, page 587, and amended in Book 8765, page 77, said Register's Office.

CONTINUED

This is unimproved ( ) improved (X) property, known as 5017 W. Oak Highland Drive, Antioch, Tennessee 37013
(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 our hand(s) this 4th day of December 19 97

Christopher C. Kreidel

Cynthia J. Kreidel

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Christopher C. Kreidel and wife, Cynthia J. Kreidel

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 at Franklin, Tennessee, this 4th day of December 19 97.

Commission expires 11/30/57

Notary Public

STATE OF TENNESSEE
COUNTY OF

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(s) 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 at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

LEGAL DESCRIPTION CONTINUATION

Taxes for the year 1998 and subsequent years, a lien, but not yet due and payable.

8847 12/09 0101 03CHECK 463.74

97R78039

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10713 PG 474

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 122900.00

CON TX 454.74

PRFEE 1.00

WDEED 8.00

TOTAL 463.74

CHECK 463.74

12/09/97 01 08:41 0001 8847

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97078039

97 DEC -9 AM 8:41

No.1229639