PREPARED BY (AND RETURN TO):
WILKINS & IVEY
Attorneys-at-Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746
W & I Ref: (cmw) Title No: 39131
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Gail L. Rothwell and Franklin G. Perry 5024 Pebble Creek Antioch, TN 37013	Columbia National Incorporated P.O. Box 3050 Columbia, MD 20145-6050

TAX MAP-PARCEL NUMBERS: 149-10-58 02DX 8976

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 **Kathryn L. Kinser, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto Gail L. Rothwell and Franklin G. Perry, joint tenants with rights of survivorship 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. 99 on the Plan of Oakwood Subdivision Phase Six, Section One, of record in Book 7900, page 419, said Register's Office, to which plan reference is hereby made for a complete description.

BEING the same property conveyed to Kathryn L. Kinser by deed from Andre Perceval Sanders and spouse, Loretha Darlene Sanders, of record in Book 10200, page 80, said Register's Office.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 7981, Page 478, Book 8038, Page 838, Book 8313, Page 17, Book 9237, Page 1 and Book 9781, Page 987, said Register's Office, and to the matters set forth in the referenced Plan of record.

Charles Smith, the spouse of Kathryn L. Kinser, joins in this conveyance solely to convey any marital interest he may have in subject property.

This is improved property, known as: 5024 Pebble Creek Drive, 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 COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a 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.

WITNESS THE EXECUTION HEREOF on 11/7, 19 97.

Kathryn L. Kinser

Charles Smith

State of GA.
County of FORSYTHE

On 11-7, 19 97, before me the undersigned authority, personally appeared Kathryn L. Kinser and Charles Smith, 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: _____

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 140,000.00

Affiant

Sworn and subscribed before me on 11-7, 19 97.

Notary Public

My Commission Expires: _____

0379179

IDENTIF. & REFERENCE

97 DEC 11 PM 2:48

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0097 12/11 0101 03CHECK 527.00

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

RECEIVED OF _____

FOR _____

BOOK 10717 PG 858

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 140000.00
CON TX 518.00
PRFEE 1.00
WDEED 8.00
TOTAL 527.00
CHECK 527.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/11/97 01 14:53 0001 0097

0379179
IDENTIFICATION REFERENCE

97 DEC 11 PM 2:49
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1230874