BOOK 10739 PG 517

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF SUMNER
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 72,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
23rd DAY OF December 19 97

OFFICIAL SEAL
SUSAN HAAG
NOTARY PUBLIC - TENNESSEE
SUMNER COUNTY
My Comm. Expires June 21, 2000

Notary Public

MY COMMISSION EXPIRES June 21, 2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
CHARLES H. BEATY ATTY BPR#2282, 109 STADIUM DRIVE, HENDERSONVILLE, TENNESSEE 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MUJIBUR F. PETTY	REGIONS MORTGAGE, INC.	MAP 61-5-A
(NAME)	(NAME)	
438 LEMONT DRIVE	605 SOUTH PERRY STREET	PARCEL 5CO
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37216	MONTGOMERY, AL 36104	96963 12D2
(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, PHILLIP C. CALLIS AND WIFE, DORIS F. CALLIS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MUJIBUR F. PETTY AND WIFE, CHANDRA D. PETTY

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 Unit No. 24 of Poplar Glen, a horizontal property regime established by Master Deed and Bylaws for Poplar Glen, a Horizontal Property Regime, of record in Book 7534, page 591, as amended by Amendment of record in Book 7548, Page 612, Register's Office for said County, and as shown and described on the Plan for Poplar Glen, Phase I, of record in Book 6900, Page 646, to which reference is hereby made for a more complete legal description, together with an undivided percentage interest in the Common Elements allocated to said Unit as set forth in said Master Deed and Bylaws, as may be from time to time amended as provided therein.

Being the same property conveyed to Phillip C. Callis and wife, Norma C. Callis by deed from Fox Ridge Homes, Inc., of record in Book 8020, Page 268, Register's Office for Davidson County, Tennessee. The said Norma C. Callis having since deceased.
DORIS F. CALLIS, spouse of PHILLIP C. CALLIS, joins in the execution of this instrument to relinquish any maritial rights she may have in said property.

This conveyance is made subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

unimproved ( )
This is improved (X) property, known as 438 LEMONT DRIVE, NASHVILLE, TN 37216
(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 23rd day of December 19 97

Phillip C Callis
PHILLIP C. CALLIS

Doris F Callis
DORIS F. CALLIS

BOOK 10739 PG 518

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named PHILLIP C. CALLIS AND WIFE, DORIS F. CALLIS

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 HENDERSONVILLE, Tennessee, this 23rd day of December 19 97.

Commission expires June 21, 2000

Susan Haag

OFFICIAL SEAL
SUSAN HAAG
NOTARY PUBLIC - TENNESSEE
SUMNER COUNTY
My Comm. Expires

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

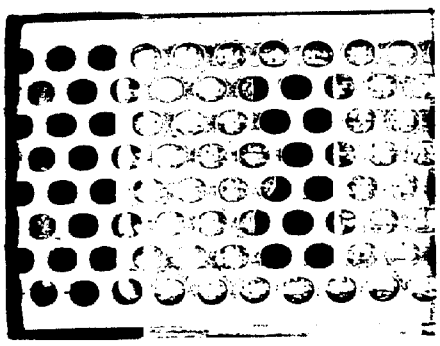
0385131

IDENTIF. & REFERENCE

97 DEC 30 PM 3:04

FELIX E. ROBERTSON REGISTER
DAVIDSON COUNTY, TN.

6581 12/30 0101 03CHECK 278.73



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 10739 PG 519

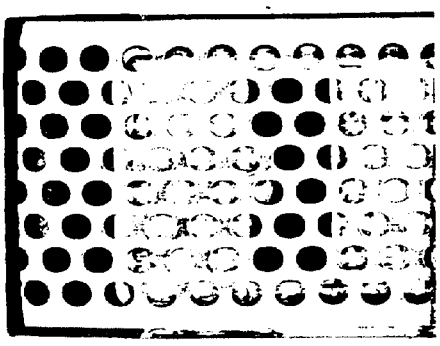
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 72900.00
CON TX 269.73
PRFEE 1.00
WDEED 8.00
TOTAL 278.73
CHECK 278.73

12/30/97 01 15:10 0001 6581

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0385131
IDENTIF. # REFERENCE

97 DEC 30 PM 3:04
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1237281