This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
414 Union Street, Suite 1800
Nashville, TN 37219
File No. 00284597

BOOK 10757 PG 225

File Box #9-B
First Title and Escrow Co., Inc.

WARRANTY DEED

No.: 15165

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Leslie B. Wilkinson, Jr.	Nashville Bank of Commerce	Map 115-5
(NAME) 894 Rodney Drive	(NAME) 221 Fourth Avenue North	Parcel 17
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37205	(STREET ADDRESS) Nashville, TN 37219	FB #8DZ 63195
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Sigrid C. Walters married *have this day bargained and sold, and do hereby transfer and convey unto the said* Leslie B. Wilkinson, Jr. and wife, Sara J. Wilkinson *the Grantees herein, their (successors), heirs and assigns, certain real estate in* Davidson *County,* Tennessee *as follows:*

Land in Davidson County, Tennessee, being Lot No. 60 on the Plan of West Meade Hills, Revised Section III, as of record in Plat Book 3300, page 8, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Sigrid C. Walters by Warranty Deed from Anthony G. Azrak, married, of record in Book 10165, page 223, Register's Office for Davidson County, Tennessee.

1957 01/14 0101 03CHECK 602.85

STATE OF Tennessee
COUNTY OF Williamson
Subscribed and sworn to before me this the 9th *day of* January *19* 98 *Affiant*

The actual consideration or value whichever is greater, for this transfer is $160,500.00

Leslie B. Wilkinson Jr.

My commission expires: 9/23/2001 *(Affix Seal)*

Notary Public

GEORGE E. NOLTER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This is unimproved ( ) property, known as 894 Rodney Drive, Nashville, TN 37205 *improved (X)*
(House Number) (Street) (P.O. Address) (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons, claimimg by, through or under the grantor.

Whenever 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 this 9th *day of* January *, 19* 98*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Sigrid C. Walters

Sigrid C. Walters

Michael J. Walters

Michael J. Walters

STATE OF Tenn.
COUNTY OF Davidson

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Personally appeared before me, Pat Ruskin, a Notary Public in and for said County and State, Sigrid C Walters and Michael J Walters

_____, the within named bargainor _____, 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 Nashville, Tenn. this 12 day of Nov, 1997.

Pat Ruskin
Notary Public

My Commission Expires: MY COMMISSION EXPIRES NOV. 25 2000

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____ self to be _____ of the _____, the within named bargainor, a corporation, and that _____ he as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and official seal, at office in _____, this ___ day of _____, 19___.

_____
Notary Public

My Commission Expires: _____

Encumbrances:

1. Taxes for 1998 and all subsequent years.

2. Restrictive Covenants contained in an instrument of record in Book 3252, page 84, Register's Office for Davidson County, Tennessee, omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status, or national origin.

3. Deed of Conveyance to Waterworks Department of record in Book 3529, pages 31-37 and Book 3825, page 670, in said Register's Office.

4. Subject to all matters shown on the Plan of record in Book 3300, page 8, in said Register's Office.

5. Survey dated August 15, 1996 made by The Edge Group indicates the subject property is located in Flood Zones A & C.

WARRANTY DEED

FROM

TO

0390047
IDENTIF. & REFERENCE

98 JAN 14 AM 10:12

REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
160500.00
CON TX 593.85
PRFEE 1.00
WDEED 8.00
TOTAL 602.85
CHECK 602.85
01/14/98 01 10:14 0001 1957

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0390047
IDENTIF. ← REFERENCE

98 JAN 14 AM 10:12

FELIX Z. WILSON, II, REGISTER
DAVIDSON COUNTY, TN.

No. 1242604