0391847

IDENTIF. ↑ REFERENCE

98 JAN 21 AM 9:45

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY. TN.

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WARRANTY DEED

BOOK 10763 PG 87

This Indenture made this **16th** day of **January, 1998** between **James T. Aldredge, unmarried**, GRANTOR, and **Richard J. Heffington, and wife, Juanita Heffington**, and Laura Heffington, unmarried, joint tenants with right of survivorship, as GRANTEES

WITNESSETH, That said Grantor, for and in consideration of the sum of TEN AND 00/100'S ($10.00) Dollars and other good and valuable considerations to said Grantor in hand paid by said Grantees, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantees and Grantee(s)' heirs forever the following described land located in the County of **Davidson**, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Resubdivision of Lot 18, on the Plan of Roy F. Williams Subdivision of the Hunter Tract, said Resubdivision being of record in Plat Book 5190, page 387, Register's Office for said County and State, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to James T. Aldredge by Warranty Deed from Steven A. Cooper and wife, Mary R. Parsons Cooper of record in Book 9704, page 177, Register's Office for Davidson County, Tennessee.

Subject to all matters of record in Plat Book 5190, page 387, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

Subject to a driveway easement of record in Book 5573, page 822, Register's Office for Davidson County, Tennessee.

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 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 Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantors s hereunto set his/her hand and seal this day and year first above written.

WITNESSES

James T. Aldredge by
Wyc Morris as Atty in fact
James T. Aldredge,

3921 01/21 0101 03CHECK 404.90

COUNTY OF DAVIDSON
STATE OF TENNESSEE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James T. Aldredge, the bargainor, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained. Witness my hand and official seal this16th day of January, 1998.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/23/98

COUNTY OF DAVIDSON
STATE OF TENNESSEE

On 16th day of January, 1998, before me personally appeared Wayne Morris, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of James T. Aldredge as his/her/their attorney in fact and acknowledged that he/she executed the same as the free act and deed of the said James T. Aldredge. Said Power of Attorney being record in Book 10763 page 86, Register's Office for said County and State.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/23/98

COUNTY OF DAVIDSON
STATE OF TENNESEE

The actual consideration or value, whichever is greater, for this transfer is $107,000.00

Affiant

Subscribed and sworn before me this 16th day of January, 1998

NOTARY PUBLIC

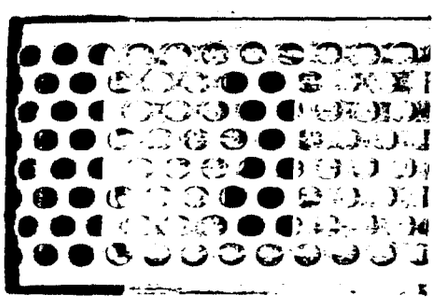
MY COMMISSION EXPIRES: 5/23/98

Prepared by:
Equity Search, Inc.
2323 Hillsboro Road #506
Nashville, TN 37212

Address of New Owner:
Richard J. Heffington
801 Setliff Place
Nashville, Tennessee 37010

Send Tax Bills To:
FT Mortgage Companies
10741 King William Drive
Dallas, TX 75220

Map & Parcel No.
Map 83-6 Parcel 85



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

RECEIVED OF _____

FOR _____ BOOK 10763 PG 89

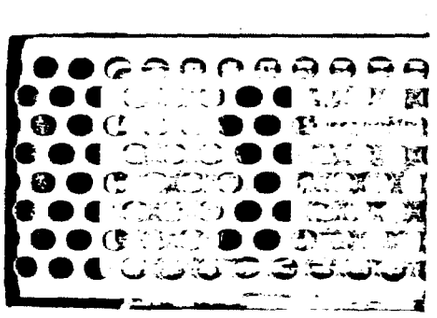
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 107000.00
CON TX 395.90
PRFEE 1.00
[illegible] BANK 8.00
TOTAL 404.90
CHECK 404.90

RECEIPT IS NOT VALID UNTIL CHECK IS PAID

01/21/98 01 09:48 0001 3921



0391847
IDENTIF. ↑ REFERENCE

98 JAN 21 AM 9:45
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1244543