Box 50-E

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

PREPARED BY
RETURN TO
BANKERS TITLE & ESCROW CORP
3310 WEST END AVE.
NASHVILLE, TN 37203

39-B
File #98-1006

PG 10775 PG 350

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 **Frank J. Papa,** and wife, **Tracy E. Papa**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Philip C. Teague, and wife Mary Patricia Barrett Teague**, 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. 194 on the Plan of Phase III-D, "Sheffield" on the Harpeth, of record in Book 7900, Page(s) 710 and 712, Register's Office for said County, reference to which is hereby made for a more complete and accurate description.

Being the same property conveyed to Frank J. Papa and wife Tracy E. Papa, by deed of record in Book 9755, Page 505, RODC.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

0395390
IDENTIF. & REFERENCE

98 JAN 30 PM 1:13
REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

7711 01/30 0101 03CHECK 808.20

This is improved property, known as: 808 Onslow Way, Nashville, TN 37221

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 covenant with the said Grantee that Grantor is lawfully seised and possessed of said of said land in fee simple, has 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. 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 THE EXECUTION HEREOF this 28th day of January, 1998

Frank J. Papa

Tracy E. Papa

Tracy E. Papa

State of TEXAS)
County of TARRANT)

BOOK 10775 PG 351

On this the 26th day of January, 1998, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **Frank J. Papa**, the bargainor(s), 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.

JEANETTE SMITH
MY COMMISSION EXPIRES
February 5, 2000

Jeanette Smith
Notary Public

My Commission Expires: 2/5/00

State of Texas)
County of Tarrant)

On this the 26 day of January, 1998, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **Tracy E. Papa**, the bargainor(s), 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.

Lech K. Ayo
Notary Public

My Commission Expires: 11/1/2000

LEA... NOTARY PUBLIC STATE OF TEXAS EXPIRES 11-1-2000 ...RGO

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$216,000.00**.

Mary Pat Teague
Affiant

Sworn and subscribed before me on this the 28th day of January, 1998.

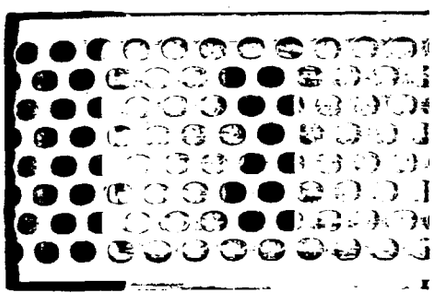
Notary Public

My Commission Expires: _____

NEW OWNER:
Philip C. Teague
808 Onslow Way
Nashville, TN 37221

RESPONSIBLE FOR TAX PAYMENT:

TAX MAP-PARCEL #:
141-15-D-194CO



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

RECEIVED OF _____

FOR _____

BOOK 10775 PG 352

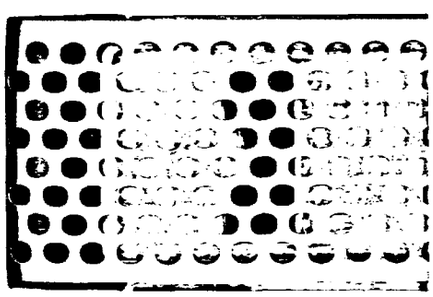
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
216000.00
CON TX 799.20
PRFEE 1.00
WDEED 8.00
TOTAL 808.20
CHECK 808.20

01/30/98 01 13:21 0001 7711

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0395390
IDENTIF. ↑ REFERENCE

98 JAN 30 PM 1:14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1248287