	STATE OF TENNESSEE COUNTY OF WILSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $112,900.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1/27/98. Notary Public MY COMMISSION EXPIRES: April 25, 1998 (AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILSON CO. TENN.

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, PC, 1281-G North Mt. Juliet Road, Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen E. Hoker Jr.	FT Mortgage Companies d/b/a Sunbelt National Mortgage	97-8A7
101 Lake Chateau Drive	Post Office Box 80140	
Hermitage, Tennessee 37086	Atlanta, Georgia 30366	
(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, **NPH BUILDERS, A TENNESSEE PARTNERSHIP, A TENNESSEE PARTNERSHIP**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **STEPHEN E. HOKER JR., A SINGLE PERSON** , 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:

A certain condominium unit in Lake Chateau Condominiums described as follows: Unit No. B-1 in a Horizontal Property Regime as shown on the condominium site plan of Lake Chateau Condominiums, as of record in Book 6250, Page 607 thru 610, as corrected and amended in Book 7025, Page 380 and Book 7367, Page 272, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to NPH Builders, a Tennessee Partnership, by Deed form Theodore H. Pailet, Trustee of record in Book 10465, Page 621, Register's Office for Davidson County, Tennessee.

This is part of the same description as in previous deed.

THIS conveyance is made subject to easements, restrictions, , encumbrances and ordinances as they affect the premises.

unimproved

9247 02/03 0101 03CHECK 426.73

This is improved x property, known as 101 Lake Chateau Drive, Hermitage, TN 37086
(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 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 hands this 27th day of January, 1998.

NPH Builders, a Tennessee Partnership
By: Richard J. Puncochar
Richard J. Puncochar, Partner

Attest:

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, Louise N. Tynes, a Notary Public in and for said County and State, personally appeared Richard J. Puncochar with whom I am personally acquainted and who upon his oath acknowledged himself to be the Partner, of the NPH Builders, a Tennessee Partnership, the within-named bargainor, and that he as such Partner, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the Partnership, by the said Richard J. Puncochar, as such Partner.

WITNESS my hand and official seal at office, this 27th day of January, 1998.

LOUISE N. TYNES NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Louise N. Tynes Notary Public

Commission expires: April 25, 1998

0396840
IDENTIF. & REFERENCE

98 FEB -3 PM 2:50

DAVIDSON COUNTY, TN.

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

RECEIVED OF _____

FOR _____

BOOK 10780 PG 756

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 112900.00
CON TX 417.73
PRFEE 1.00
WDEED 8.00
TOTAL 426.73
CHECK 426.73

02/03/98 01 14:55 0001 9247

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98 FEB -3 PM 2:50

REGISTER
DAVIDSON COUNTY, TN.

0396840
IDENTIF. # REFERENCE

No. 124981C