File: Box 9B
First Title and Escrow Company, Inc.

BOOK 10787 PG 42

PREPARED BY (AND RETURN TO):
WILKINS & IVEY
Attorneys-at-Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746
W & I Ref: (cmw) Title No: 39550
Dav. Co. File: Box 8

No.: 15235

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Scott E. Scovill 1501 CLOVER COURT HERMITAGE, TN 37076	NATIONSBANC MORTGAGE CORPORATION 2059 NORTHLAKE PKWY., 3RD FL. SO. TUCKER, GA 30084

TAX MAP-PARCEL NUMBERS: 87-2-28 04D 92505

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 **James T. Underwood and spouse, Bobbie J. Underwood,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Scott E. Scovill,** unmarried 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. 34 on the Plan of New Hope Meadows, Phase I, of record in Book 6900, page 653 said Register's Office, to which plan reference is made for a complete description thereof. *corrected in Book 7664, page 465

BEING the same property conveyed to James T. Underwood and wife, Bobbie J. Underwood, by deed from Centex Real Estate Corporation, of record in Book 8288, page 722, said Register's Office.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 7557, Page 377, Book 7567, Page 103, said Register's Office, and to the matters set forth in the referenced Plan of record, and to 3 x 15 foot utility anchor easement located on the southwesterly corner of said lot, and easement for overhang purposes across the westerly portion of said lot.

This is improved property, known as: 1501 Clover Court, Hermitage, TN 37076

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 COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a 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.

WITNESS THE EXECUTION HEREOF on January 24, 1998.

James T. Underwood

Bobbie Jean Underwood
Bobbie J. Underwood

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State of Tennessee
County of Wilson

On January 24, 1998, before me the undersigned authority, personally appeared James T. Underwood and Bobbie J. Underwood, 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.

DEBORAH A. FAIN NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Deborah A. Fain
Notary Public

My Commission Expires: 9/24/2000

State of TENNESSEE
County of WILLIAMSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 157,500.00

Affiant

Sworn and subscribed before me on February 5, 1998.

GEORGE E. [illegible] NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

My Commission Expires: 9/23/20

1107 02/09 0101 03CHECK 591.75

0398577
IDENTIF. & REFERENCE

98 FEB -9 AM 10: 12
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

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

RECEIVED OF _____

FOR _____

BOOK 10787 PG 44

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	
	157500.00
CON TX	582.75
PRFEE	1.00
WDEED	8.00
TOTAL	591.75
CHECK	591.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 1107

98 FEB -9 AM 10: 12

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 0398577

No. 1251650