BOOK 10794 PG 573 FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 66,000.00
Clyde D. Aydelott
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
12th DAY OF February 19 98
Notary Public
MY COMMISSION EXPIRES March 24, 2001
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lea Ann Aydelott (NAME)	Mortgage Portfolio Services, (NAME)	MAP 136-10-B
2853 Lake Forest Drive (ADDRESS)	4144 N. Central Expwy., Ste. 900 (ADDRESS)	PARCEL 5CO
Nashville, TN 37217 (CITY) (STATE) (ZIP)	Dallas, TX 75204 (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, Richard Messick and wife, Neva J. Messick and Christian L. Messick, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lea Ann Aydelott, unmarried Clyde D. Aydelott and wife, Martha A. Aydelott, as joint tenants with right of survivorship.

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:

LAND in Davidson County, Tennessee, being Unit 17A on the Plan of Condominium Site Plan, Units 15-20, 41-56, Section 4, Priest Lake Forest, as of record in Plan Book 5200, Page 574, and being located upon Lot 17 on the Plan of Section 4, Priest Lake Forest, as of record in Plan Book 5200, Page 573, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Christian L. Messick, unmarried and Richard Messick, a married man by deed from Philip R. Smith and wife, Deborah K. Smith, of record in Book 10133, Page 454, Register's Office for said County.

This conveyance is subject to all terms and provisions of the Master Deed and By-Laws, of record in Book 5931, Page 645; Book 6021, Page 99; Book 6106, Page 610; Book 6199, Page 270; and Book 6108, Page 18, said Register's Office.

Power of Attorney of Record in Book 10794 Page 572 said Register's Office.

unimproved ( )
This is improved (X) property, known as 2853 Lake Forest Drive, Nashville, TN 37217
(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 and 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 hand s this 12th day of February, 19 98

Richard Messick

Christian L. Messick

Neva J. Messick By Richard Messick
Attorney in fact

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF

BOOK 10794 PG 574

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Richard Messick, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Neva J. Messick as her Attorney in Fact as the free act and deed of the within named Neva J. Messick. Witness my hand and official seal at Nashville, Tennessee the 12th day of February, 1998.

My Commission Expires: 3/24/01

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard Messick and Christine Messick, 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, Tennessee, this 12th day of February, 1998.

My Commission Expires: 3/24/01

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE

0400684
IDENTIF. ↑ REFERENCE

98 FEB 13 PM 12:48

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

3397 12/13 0101 03CHECK 25

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

RECEIVED OF _____

FOR _____

BOOK 10794 PG 575

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	66000.00
CON TX	244.20
PRFEE	1.00
WDEED	8.00
TOTAL	253.20
CHECK	253.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/10/98 01 11:49 0001 3297

0400684
IDENTIF. ↓ REFERENCE

98 FEB 13 PM 12:48

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

No. 1253911