PLEASE RETURN TO:
AMERICAN ESCROW COMPANY
105 HAZEL PATH P.O. BOX 1733
HENDERSONVILLE, TN 37077

BOOK 10815 PG 138

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,000.00

Lee Ann Parker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF February, 1998

Notary Public W. K. Georgas, III

MY COMMISSION EXPIRES October 17, 1998

(AFFIX SEAL)

NOTARY PUBLIC GEORGAS

THIS INSTRUMENT WAS PREPARED BY
AMERICAN ESCROW COMPANY, 105 Hazel Path, P.O. Box 1733, Hendersonville, TN 37077
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE: SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Lee Ann Parker	First Bank and Trust	4D 44295/44-15-344
(NAME)	(NAME)	
1005 Clarke Street	P. O. Box 355	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Old Hickory, TN 37138	Mt. Juliet, TN 37121	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

FOR AND IN 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, Clarence I. Young a married man, and Joan Y. Thompson, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lee Ann Parker, unmarried

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 Lot Number 50 on the Plan of Villages of Old Hickory, Section B of record in Plat Book 1424, Page 67-68, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Clarence I. Young, unmarried and Joan Y. Thompson, Unmarried by Deed of record in Book 9270, Page 440, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions and easements of record.

Susan E. Young, spouse of Clarence I. Young joins in this conveyance for the express purpose of conveying any and all of her right, title and interest, including any and all marital and homestead rights in and unto the within described property, to the named Grantees.

98 MAR -2 AM 10:06

04 06238

This is improved XX unimproved property, known as 1005 Clarke Street (House Number) (Street) Old Hickory, TN 37138 (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 27th day of February, 1998

Clarence I. Young

Susan E. Young

STATE OF TENNESSEE
County of Davidson

BOOK 10815 PG 139

Personally appeared before me,
Clarence I. Young and wife, Susan E. Young, and Joan Y. Thompson, unmarried
with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27th day of February . 19 98

Commission expires October 7, 1998

W. K. Georgas, Jr. Notary Public

STATE OF TENNESSEE
County of Davidson

Personally appeared before me,

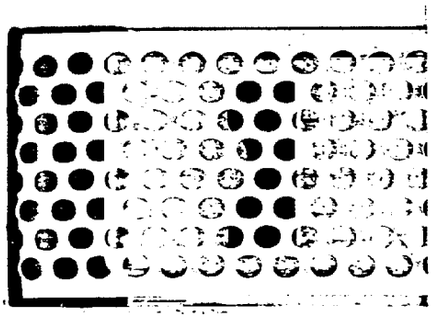
with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 27th day of February 19 98

Commission expires October 7, 1998

W. K. Georgas, Jr. Notary Public

9299 03/02 0101 03CHECK 236.50



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

RECEIVED OF _____

FOR _____

BOOK 10815 PG 140

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

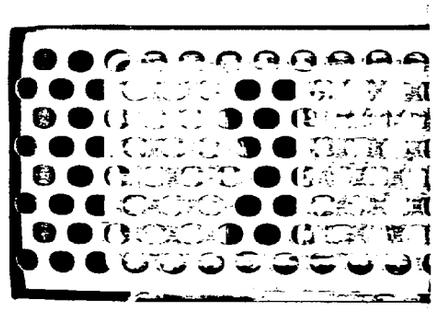
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 75000.00
CON TX 277.50
PRFEE 1.00
[illegible] 1.00
[illegible] 208.50
CHECK 208.50
03/02/98 01 10104 0001 9379

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98 MAR -2 AM 10:06

0406238
IDENTIFICATION REFERENCE



No. 1259747