MAC

THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

BOOK 10818 PG 607

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 69,900.00

Barry J. Minton
Affiant

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

Subscribed and sworn to before me, this 27th day of February 1998

Mitchell A. Watts
Notary Public

My Commission Expires: 9-29-2001

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
BARRY J. MINTON 1608 Benjamin Street Nashville, Tennessee 37206	NORWEST MORTGAGE, INC. 8560 Kingston Pike Bldg A #102 Knoxville, Tennessee 37919	MAP 83-6 PARCEL 36

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SIXTY NINE THOUSAND NINE HUNDRED AND NO/100- ---------- ($ 69,900.00) DOLLARS, cash in hand paid by the hereinafter named Grantee___, the receipt of which is hereby acknowledged, I , DAWN LEIGH COSTIGAN, UNMARRIED hereinafter called the Grantor___, have bargained and sold, and by these presents do transfer and convey unto BARRY J. MINTON, UNMARRIED hereinafter called the Grantee___, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 37 on the Map showing subdivision of certain lots in Blocks "A", "B" and "C" of the Weakley Home Place as of record in Book 547, page 12, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Dawn Leigh Costigan by deed from Aubrey Lee Hiam and wife, Denise Hiam, of record in Book 8746, page 375, Register's Office for Davidson County, Tennessee.

0407025

IDENTIFICATION REFERENCE

0126 03/03 0101 03CHECK 367-68

98 MAR -3 AM 10:41

This is improved property known as 1608 Benjamin Street, Nashville, Tennessee 37206

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___, his heirs and assigns, forever.

GRANTOR___ COVENANT s with the said GRANTEE___ that she is lawfully seized and possessed of said land in fee simple, ha s good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of S/D of lots in Blks "A","B" & "C" Weakley Home Place of record in Book 547 , page 12 , Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs and binds herself, her heirs and representatives to warrant and forever defend the title to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 27th day of February, 19 98.

DAWN LEIGH COSTIGAN
by
JANE ANDERSON
ATTY IN FACT

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 DAWN LEIGH COSTIGAN, UNMARRIED, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 27th day of February, 19 98.

My Commission Expires: September 29, 2001

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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 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 this _____ day of _____, 19 ____.

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

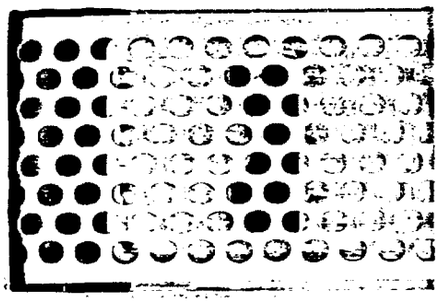
On this 27th day of February, 1998, before me personally appeared JANE ANDERSON, to me known to be the person who executed the foregoing instrument on behalf of DAWN LEIGH COSTIGAN and acknowledged that she executed the same as the free act and deed of the said DAWN LEIGH COSTIGAN.

Witness my hand and seal this 27th day of February, 1998

Notary Public

My commission expires: 9/29/2001

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.



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

RECEIVED OF _____

FOR _____

BOOK 10818 PG 609

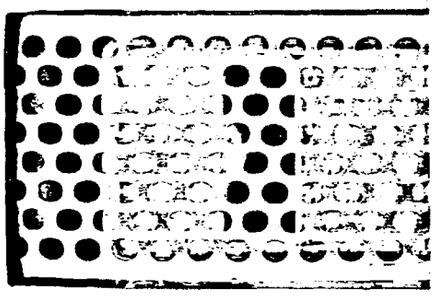
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

AMT 67900.00
CON TX 256.63
PRFEE 1.00
MISCD 9.00
TOTAL 267.63
CHECK 267.63

03/03/98 01 10:39 0001 0126

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0407025
IDENTIF. & REFERENCE

98 MAR -3 AM 10:41

No. 1260567