File Box 9B
(First Title & Escrow Co., Inc.)
#15345

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
2000 Richard Jones Road #110
Nashville, Tennessee 37215

BOOK 10825 PG 197

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
TIFFANY LEANN TUCKER	NEW OWNER	Map 73-3
(NAME)	(NAME)	
2312 Kimberly Drive		Parcel 91
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37214		F.B. 3DZ49366
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (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, VICKIE LYNN TROUTT, DEVISEE UNDER THE LAST WILL AND TESTAMENT OF DEAN CORNWELL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TIFFANY LEANN TUCKER, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 No. 467 on the Plan of Section Six Sunset View, as of record in Plat Book 2900, pages 54 and 55, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Eldon D. Cornwell and wife, Mary Alice Cornwell by deed from Benton M. Smith of record in Book 4615, page 573, said Register's Office. Mary Alice Cornwell has since died. Eldon D. Cornwell has subsequently died. Eldon D. Cornwell and Dean Cornwell are one in the same.

This conveyance is made subject to: (1) 1998 Taxes, which have been prorated and assumed by the Grantee; and (2) All matters appearing on the Plan of record in Plat Book 2900, pages 54 and 55, said Register's Office.

04084.36
IDENTIF. & REFERENCE
98 MAR -5 PM 2:36
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

1615 03/05 0101 03CHECK 385.16

unimproved ( )
This is improved (XX) property, known as 2312 Kimberly Drive, Nashville, Tennessee 37214

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 27th day of February, 19 98.

Vickie Lynn Troutt
VICKIE LYNN TROUTT, DEVISEE

BOOK 10825 PG 198

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, VICKIE LYNN TROUTT, DEVISEE

with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

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

My commission expires 9/23/2000 Notary Public _____

STATE OF _____
COUNTY OF _____

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

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ 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 _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 101,665.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF February, 19 98

MY COMMISSION EXPIRES: 9/23/2000 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM VICKIE LYNN TROUTT, DEVISEE

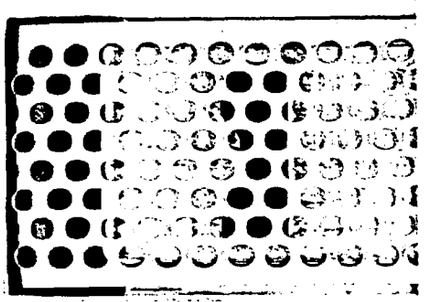
TO TIFFANY LEANN TUCKER

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____ BOOK 10825 PG 199

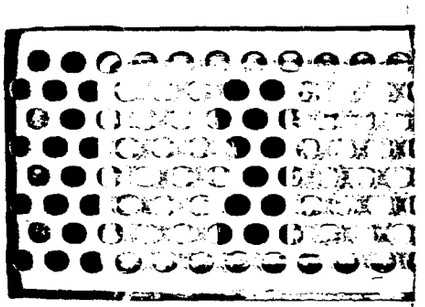
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CHRT
101665.00
CON TX 376.16
PRFEE 1.00
MOSEED 8.00
TOTAL 385.16
CHECK 385.16

03/05/98 01 14:35 0001 1615

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0408436
IDENTIF. ← REFERENCE
98 MAR -5 PM 2:36
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1262035