BOOK 10827 PG 383

WARRANTY DEED

File No: 00286108

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Donna Harrison	Same	Map 103-4
[NAME]	[NAME]	
4504 Utah Avenue		Parcel 107
[STREET ADDRESS OR ROUTE NUMBER]	[STREET ADDRESS]	
Nashville, TN 37209		
[CITY] [STATE] [ZIP]	[CITY] [STATE] [ZIP]	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------($10.00) Dollars, cash in hand paid by Grantee(s) and other good and valuable consideration accepted as cash the receipt and sufficiency of which are hereby acknowledged.

Toni Janice Rothfuss, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said Donna Harrison, married, and Rachel Harrison, unmarried

the Grantees herein, their (successors), heirs and assigns, certain real estate in DAVIDSON County Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

STATE OF Tennessee
COUNTY OF Williamson
} The actual consideration or value which ever is greater, for this transfer is $ 146,000.00

Subscribed and sworn to before me, this the 5TH day of MARCH, 19 98

Affiant

Notary Public Linda V. Jones

My Commission Expires: 09/08/01 [Affix Seal]

unimproved ( )
This is improved (X) property known as 4504 Utah Avenue, Nashville, TN 37209
[House Number] [Street] [P.O. Address] [City or Town]

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenants that we are lawfully seized and possessed of real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, out heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 5TH day of MARCH, 19 98, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Toni Janice Rothfuss

Toni Janice Rothfuss

BOOK 10827 PG 384

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me Linda V. Jones, a Notary Public in and for said County and State Toni Janice Rothfuss, unmarried

the within named bargainor(s), 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 at Williamson COUNTY, Tennessee, this 5TH day of MARCH, 19 98.

Notary Public
Linda V. Jones

Commission expires 09/08/01

STATE OF
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be _____ of the _____, the within named bargainor, a corporation, and that _____ as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19 _____.

_____Notary Public

Commission expires _____

THIS INSTRUMENT WAS PREPARED BY:

JOSEPH B. PITT, JR., ATTORNEY
414 UNION STREET, SUITE 1800
NASHVILLE, TN 37219

WARRANTY DEED

FROM

_____

TO

_____

_____

Compliments of
Chicago Title Insurance Company
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

EXHIBIT A

BOOK 10827 PG 385

Land in Davidson County, Tennessee, beginning at an iron pin in the northerly margin of Utah Avenue and also being the southeasterly corner of Lot 9 Block 3 a part of Sylvan Park as of record in Plat Book 332, page 104, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Thence north 88 deg 39 min 59 sec west 49.66 feet to an iron pipe;

thence north 00 deg. 46 min. 19 sec east 159.55 feet to an iron pipe;

thence south 88 deg. 27 min. 19 sec east 49.86 feet to an iron pin

thence south 00 deg. 50 min 30 sec west 159.36 feet to the point of beginning containing 7934.4 square feet or 0.18 acres, according to a survey by Volunteer Surveying, dated January 20, 1996, File No. 96009.

Being the same property conveyed to Toni Janice Rothfuss by deed from Alonzo L. West, Jr., Executor of the Estate of Irene West, Alonzo L. West, Jr., Millard C. West, Sarah Helen Collins and Sharon W. Page, devisees under the Will of Irene West, of record in Book 9939, page 264, Register's Office of Davidson County, Tennessee.

98 MAR -6 PM 2:25

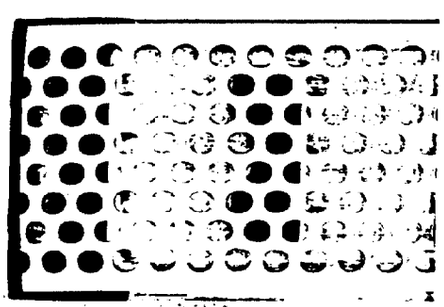
IDENTIF. + REFERENCE

0409167

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 10827 PG 386

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

CHK

PRFEE 1.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

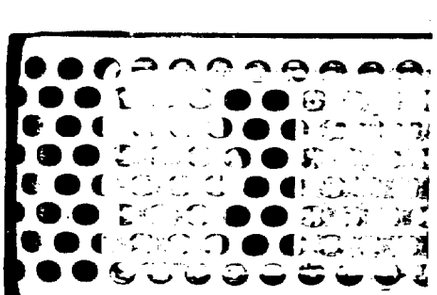
CHECK

03/06/98 02 14:23 0/01 CSP1

98 MAR -6 PM 12:25

0409167

IDENTIF. & REFERENCE



No. 1262798