PREPARED BY: RETURN TO:

BANKERS TITLE & ESCROW CORP
3310 WEST END AVE.
NASHVILLE, TN 37203

Box 50-B

JH

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 10833 PG 78
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 84,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF March 19 98

June E. Atkinson
Notary Public

MY COMMISSION EXPIRES: ~~May 23, 1998~~ 5-28-2000
(AFFIX SEAL)

JUNE E. ATKINSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT PREPARED BY
Deanie L. Gregory, Attorney, 223 Madison Square, Suite 102, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lisa K. Preston	FT Mortgage Companies d/b/a	MAP 83-7
(NAME)	First Tennessee Mortgage Company (NAME)	
301 Urban Place	P. O. Box 146	PARCEL 160
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Memphis, TN 38101	
(CITY) (STATE) (ZIP)	(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, Billy G. Dial and wife, Barbara C. Dial

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lisa K. Preston an unmarried person

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 No. 60 on the Map of Rolling Acres No. Two, Section One, as of record in Book 1424, Page 45, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point in the north margin of Urban Place at the corner of Lots 60 and 61; thence with the line between said lots northerly 153.9 feet to a point; thence westerly 66.88 feet to the east margin of Skyview Drive; thence with the margin of the same southerly around a slight curve 110.01 feet to the beginning of another curve; thence around said curve southeasterly 38.67 feet to the north margin of Urban Place; thence with the margin of the same easterly 60.77 feet to the beginning.

Being the same property conveyed to Billy G. Dial and wife, Barbara C. Dial by Warranty Deed from Lisa Dawn Rader, Administratrix of the Estate of Charles L. Wooten and the only heir-at-law of Charles L. Wooten and John Rader, spouse of Lisa Dawn Rader, which deed is of record in Book 10479, Page 253, Register's Office for Davidson County, Tennessee.

4127 03/11 0101 03CHECK 319.80

unimproved ( )
This is improved (X) property, known as 301 Urban Place, Nashville, TN 37206
(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 6th BCD BCD BCD day of March, 19 98

Billy G. Dial
Billy G. Dial

Barbara C. Dial
Barbara C. Dial

by: Billy G. Dial
Attorney-in-Fact

BOOK 10833 PG 79

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 Billy G. Dial and wife, Barbara C. Dial

the bargainor s, 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 Madison, Tennessee, this 5th day of March 19 98.

Commission expires May 23, 1998

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
DAVIDSON COUNTY

On this 6th day of March, 1998, before me personally appeared Billy G. Dial to me known to be the person who executed the foregoing instrument individually and on behalf of Barbara C. Dial, and acknowledged that he executed the same as the free act and deed of the said Barbara C. Dial.

Witness my hand and official seal at Nashville, Tennessee, this the 6th day of March, 1998.

My Commission expires: 5/23/98

Diane L. Gregory
Notary Public

98110792
IDENTIF. & REFERENCE
98 MAR 11 AM 11:01

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

RECEIVED OF _____

FOR _____

BOOK 10833 PG 80

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 84000.00
CON TX 310.80
PRFEE 1.00
WDEED 8.00
TOTAL 319.80
CHECK 319.80

03/11/98 01 10:59 0001 4127

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0410792 IDENTIF. # REFERENCE

98 MAR 11 AM 11:01

No. 1264520