BOOK 10860 PG 889

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 89,000.00

Tammy L Dorris
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
26th DAY OF March 19 98

AARON ADAMS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Aaron Adams
Notary Public

MY COMMISSION EXPIRES: March 23, 2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tammy L. Dorris (NAME)	FRANKLIN AMERICAN MORTGAGE COMPA (NAME)	MAP 33-12
925 Sunvalley Drive (ADDRESS)	214 OVERLOOK COURT, SUITE 150 (ADDRESS)	PARCEL 153.00
Madison, TN 37115 (CITY) (STATE) (ZIP)	BRENTWOOD, TN 37027 (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, J. C. Swafford and wife, Jeannie L. Moore Swafford

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tammy L. Dorris, 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 No. 3 on the Plan of Primrose Acres, Section 4, of record in Plat Book 6900, page 700, Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a more complete description of said lot.

Being the same property conveyed to J. C. Swafford and Jeannie L. Moore by Deed of record in Book 9348, page 310, Register's Office for Davidson County, Tennessee, the said Jeannie L. Moore having since married is now Jeannie L. Moore Swafford.

2765 03/31 0101 03CHECK 338.30

0418667
IDENTIF. ↑ REFERENCE
98 MAR 31 AM 8:56
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

unimproved ( )
This is improved (X) property, known as 925 Sunvalley Drive, Madison, TN 37115
(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 26th day of March 19 98

J. C. Swafford

Jeannie L. Moore Swafford

Jeannie L. Moore Swafford

BOOK 10860 PG 890

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 J. C. Swafford and wife, Jeannie L. Moore Swafford

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 GOODLETTSVILLE, Tennessee, this 26th day of March 19 98.

Commission expires March 23, 2002

Aaron Adams
Notary Public

AARON ADAMS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

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 _____ 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

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

RECEIVED OF _____

FOR _____

BOOK 10860 PG 891

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
			MAMT	89000.00
			ERR	CO
			MAMT	89000.00-
			CAMT	89000.00
			CON TX	329.30
			PRFEE	1.00
			WDEED	8.00
			TOTAL	338.30
			CHECK	338.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/31/98 01 08:57 0001 2765

0418667
IDENTIF. # REFERENCE

98 MAR 31 AM 8:56
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1273034