WARRANTY DEED

BOOK 10865 PG 904

File No: 00286398

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Susan Cole	Chase Manhattan Mtg	Map 155-08-C
[NAME]	[NAME]	
1400 Calloway Court	POB 11740	Parcel 110CO
[STREET ADDRESS OR ROUTE NUMBER]	[STREET ADDRESS]	
Nashville, TN 37221	Monroe, LA 71211	
[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.

Joy Ann Moyer, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said Susan Cole, 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.

4036 04/01 0101 03CHECK #34.60

STATE OF
COUNTY OF Shelby } The actual consideration or value which ever is greater, for this transfer is $ 168,000.00

Subscribed and sworn to before me, this the 27th day of March, 19

Affiant Jay Ann Moyer

My Commission Expires: My Commission Expires 3-16-99

[Affix Seal]

Notary Public Janie Hall

SHELBY CO. TENN. NOTARY PUBLIC AT LARGE

unimproved ( )

This is improved (X) property known as 1400 Callaway Court, Nashville
[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 31ST 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.

Joy Ann Moyer

Joy Ann Moyer

98 APR -1 PM 2:47

REGISTER'S OFFICE

IDENTIFICATION REFERENCE

04119898

STATE OF Tennessee
COUNTY OF Shelby

BOOK 10865 PG 905

Personally appeared before me the undersigned, a Notary Public in and for said County and State Joy Ann Moyer, 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.

ANNE HALL NOTARY PUBLIC DAVIDSON COUNTY AT LARGE

Witness my hand and official seal at Memphis, Tenn. this 27th day of March, 19 98.

Anne Hall Notary Public

Commission expires My Commission Expires 3-16-99

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

_____

_____

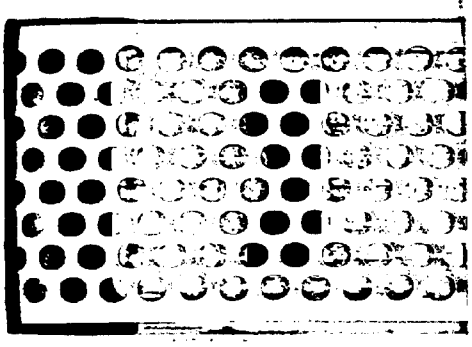
Compliments of
Chicago Title Insurance Company
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 110 on the plan of Phase 2, Poplar Creek Estates, of record in Book 6900, page 339-347, Register's Office for said County.

Said Lot No. 110, which is a corner lot, fronts 65.00 feet on the broken northeasterly margin of Calloway Court and fronts 65 feet on the northwesterly margin of Collinswood DRive, said frontages being joined by a curve having a length of 39.21 feet, and extends back 89.88 feet on the northwesterly line and 100.21 feet on the northeasterly line to a point of intersection.

Being the same property conveyed to Joy Ann Moyer by deed from Morris Eshaghpour Construction Corp., of record in Book 9507, page 252, Register's Office for Davidson County, Tennessee.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10865 PG 907

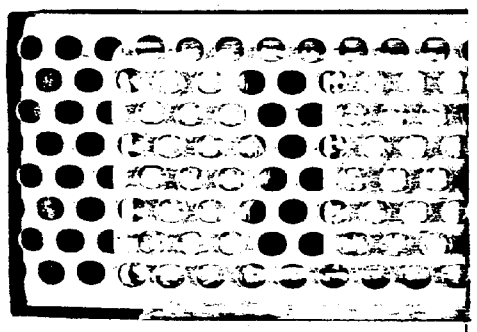
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
160000.00
DON TX 621.60
PRFEE 1.00
WDEED 12.00
TOTAL 634.60
CHECK 634.60

04/01/98 01 [illegible] 0001 #038

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



04 19898
IDENTIF. ↑ REFERENCE

98 APR -1 PM 2:47

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1274298