PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: wilkins.ivey@worldnet.att.net

BOOK 10951 PG 659

W & I Ref: (sk) Title No: 39933
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Leif Pilkerton Gossett 1018 Percy Warner Blvd. Nashville, TN 37205	PNC Mortgage Corp. of America 75 North Fairway Drive Vernon Hills, IL 60061

TAX MAP-PARCEL NUMBERS: 129-12-63

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 142,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Thomas D. Werner, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Leif Pilkerton Gossett,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 67 on the Plan of Warner Park Valley, Section I of record in Plat Book 3600, pages 12, 13 & 14, said Register's Office.

SAID Lot No. 67 fronts 100 feet on the easterly margin of Percy Warner Boulevard and extends back between parallel lines 150 feet to a dead line in the rear, the west right of way of the Louisville and Nashville Railroad.

BEING the same property conveyed to Thomas D. Werner, as surviving tenant by the entirety by deed from Murphree Realty Company, of record in Book 3915, page 394, said Register's Office.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 1998, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 3600, Pages 12, 13 & 14, said Register's Office, which Plan shows a 30 foot minimum building setback line from Percy Warner Boulevard and 25 foot easement for public utility purposes along the rear line(s); Restrictive covenants of record in Book 3466, page 89, Book 3534, page 128, Book 3577, page 511, Book 3702, page 465 and Book 3770, page 81, said Register's Office; Subject to the right of way of the Louisville and Nashville Railroad.

This is improved property, known as: 1018 Percy Warner Blvd., Nashville, TN 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 28th day of May, 1998.

BOOK 10951 PG 660

Thomas D. Werner

State of Tennessee
County of Davidson

On this 28th day of May, 1998, before me the undersigned authority, personally appeared **Thomas D. Werner**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: NOTARY PUBLIC AT LARGE CHRISTY WILKINS IVEY DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 142000.00

Affiant

Sworn and subscribed before me on the 28th day of May, 1998.

Notary Public

My Commission Expires: NOTARY PUBLIC AT LARGE CHRISTY WILKINS IVEY DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

98 MAY 29 PM 2:26

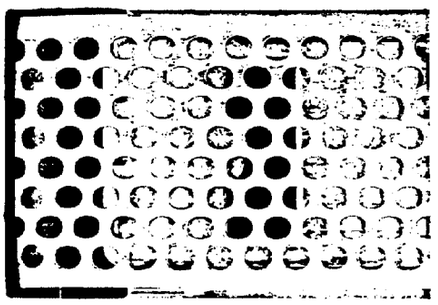
FELIX Z. MILLER III REGISTER
DAVIDSON COUNTY, TN.

3232 05/29 01:01 03CHECK 534.4

04435513

IDENTIF. & REFERENCE

Wldoc: Deed Wty—12/92



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

RECEIVED OF _____

FOR _____

BOOK 10951 PG 661

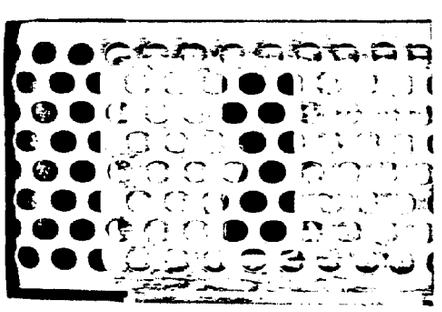
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 142000.00
CON TX 525.40
PRFEE 1.00
WDEED 8.00
TOTAL 534.40
CHECK 534.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/29/98 01 14:27 0001 3232



0443513
IDENTIF. & REFERENCE

98 MAY 29 PM 2:25

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1099177