WARRANTY DEED

BOOK 10951 PG 903

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 196,900.00

Tamara B. Fesmire
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
22nd DAY OF May 19 98

Notary Public

MY COMMISSION EXPIRES: 11-18-98
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C., 121 First Ave. Suite 200, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tamara B. Fesmire (NAME)	FT Mortgage Companies d/b/a (NAME)	MAP 172-2
6128 Stillmeadow Drive (ADDRESS)	P.O. Box 146 (ADDRESS)	PARCEL 92
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Memphis, Tennessee 38101 (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, David A. Guenther and wife, Sherrie G. Guenther

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tamara B. Fesmire and husband, Bertis H. Fesmire

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 the First Civil District of Davidson County, Tennessee, being Lot No. 97 on the Plan of Myrtlewood Estates, Section V, as shown on the Plat of record in Book 6250, pages 910 and 911, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to David A. Guenther and wife, Sherrie G. Guenther by Special Warranty Deed from Union Planters National Bank of record in Book 9284, page 424, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:
Restrictive covenants contained in an instrument of record in Book 6544, page 915, Register's Office for Davidson County, Tennessee.

Plan of record in Book 6250, pages 910 and 911 said Register's Office, shows an Owner's Certificate, certain notes, easements and setback lines.

Sanitary Sewer Easement as set out in Book 10278, page 601, said Register's Office.

Taxes for the year 1998 and subsequent years, a lien, but not yet due and payable.

unimproved ( )
This is improved (X) property, known as 6128 Stillmeadow Drive, Nashville, Tennessee 37211
(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 22nd day of May 19 98

David A. Guenther
by Sherrie G. Guenther Atty in fact.
David A. Guenther

Sherrie G Guenther
Sherrie G. Guenther

BOOK 10951 PG 904

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sherrie G. Guenther

the bargainor _____, 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 Franklin, Tennessee, this 22nd day of May, 1998.

Commission expires 11-18-01

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
COUNTY OF WILLIAMSON

PERSONALLY APPEARED BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, SHERRIE G. GUENTHER WITH WHOM I AM PERSONALLY ACQUAINTED AND WHO ACKNOWLEDGED SHE IS THE ATTORNEY-IN-FACT OF DAVID A. GUENTHER AND IS AUTHORIZED BY DAVID A. GUENTHER TO EXECUTE THIS INSTRUMENT ON HIS BEHALF.

WITNESS MY HAND AT FRANKLIN, TENNESSEE, THIS 22ND DAY OF MAY, 1998.

MY COMMISSION EXPIRES: 11-18-01

NOTARY PUBLIC

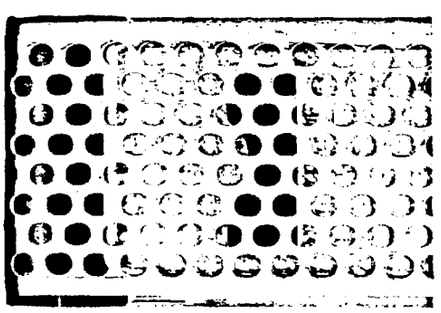
MAIL ENV.

3276 05/29 0101 03CHECK 737

98 MAY 29 PM 2:58

0443557

RECEIVED FOR REFERENCE



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10951 PG 905

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 196900.00

CON TX 728.53

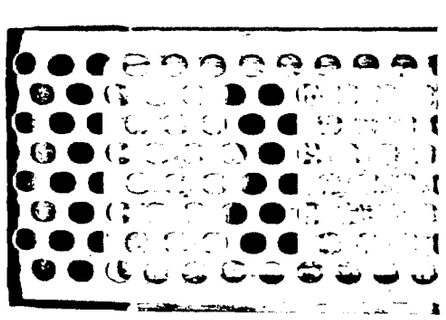
PRFEE 1.00

WDEED 8.00

TOTAL 737.53

CHECK 737.53

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 05/29/98 01 1500 0001 3276



0443557

IDENTIF. # REFERENCE

98 MAY 29 PM 2:58

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

No. 1299221