0445508

1
Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

CROSS REFERENCE

39-B
File #98-1353

98 JUN -3 PM 12:29

WARRANTY DEED

BK 10959 PG 688

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **William J. Friesen, and wife, Patricia Friesen**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Richard M. Strauss, and wife, Christine K. Strauss**, 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 Davidson County, Tennessee, being Lot No. 165 on the Plan of Phase III-D, "Sheffield" on the Harpeth, as of record in Book 7900, Pages 710 and 712, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to William J. Friesen and wife, Patricia Friesen by Warranty Deed from Phillips Builders, Inc. of record in Book 9816, Page 801, Register's Office, Davidson County, TN.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

This is improved property, known as: 705 Vauxhall Drive, Nashville, TN 37221

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 covenant with the said Grantee that Grantor is lawfully seised and possessed of said of said land in fee simple, has 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. 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 THE EXECUTION HEREOF this 29th day of May, 1998.

William J. Friesen

Patricia Friesen by William J. Friesen, Attorney-in-Fact

Attorney in Fact

5380 06/03 01:01 03CHECK 878-

State of Tennessee)
County of Davidson)

On this the 29th day of May, 1998, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **William J. Friesen, individually and William J. Friesen for Patricia Friesen, as her attorney-in-fact**, the bargainor(s), 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.

Notary Public

My Commission Expires: 3/23/2002

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$235,000.00**.

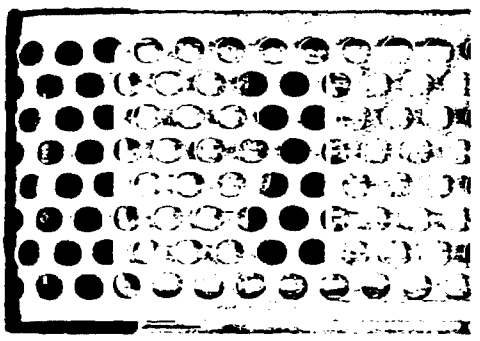
Affiant

Sworn and subscribed before me on this the 29th day of May, 1998.

Notary Public

My Commission Expires: 3/23/2002

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Richard M. Strauss 705 Vauxhall Drive Nashville, TN 37221	OWNER	141-15-D-165CO



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10959 PG 690

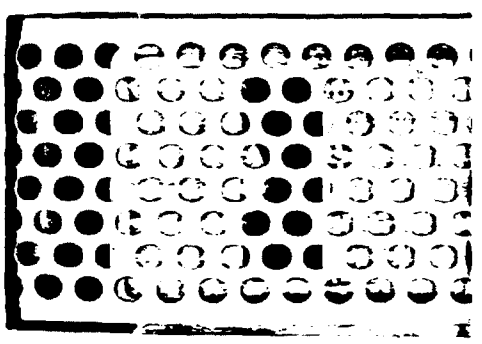
CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	235000.00
			CON TX	869.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	878.50
			CHECK	878.50
06/03/98	01		12:31 0001	5380

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0445508
IDENTIFICATION REFERENCE

JUN -3 PM 12:30

No. 1301304