K 10969

Realty 40

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 826,625.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF June 19 98

Notary Public

MY COMMISSION EXPIRES: January 29, 2000
(AFFIX SEAL)

BOOK 10969 PG 204 My Commission Expires: 1-29-2000

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell & Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James B. Rucker (NAME)	Blue Chip Mortgage Company, Inc. (NAME)	180-03-A 39
116 Stone Briar Court (ADDRESS)	1604 Westgate Circle (ADDRESS)	
Nashville, TN 37211 (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, Zaring Homes, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James B. Rucker and wife, Carolyn E. Rucker

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, TN, being Lot No. 146 on the Plan of Section 1C, Stone Creek Park, of record in PUD Boundary Plat in Book 9700, page 266, amended in Book 9700, Page 469, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Zaring Homes, Inc. by deed from Gillespie Land Development, LLC of record in Book 10729, Page 2, Register's Office for Davidson County, TN.

Subject to restrictions in Book 10324, page 365; charter in Book 10324, page 358; easements in Book 6218, page 199, Book 10487, page 632, Book 10716, page 596; agreement in Book 6068, page 119; and all matters on the plan of record.

98 JUN -9 PM 2:02
REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
044813 9

unimproved ( )
This is improved (X) property, known as 116 Stone Briar Court, Nashville, TN 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 my hand this 8th day of June 19 98

Zaring Homes, Inc.
By: Steve Williamson

ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 10969 PG 205

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Steve Williamson, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Asst. Secretary-Operations of Zaring Homes, Inc. and he is authorized by Zaring Homes, Inc. to execute this instrument on behalf of Zaring Homes, Inc.

Witness my hand and official seal at Brentwood, Tennessee, this 8th day of June, 1998.

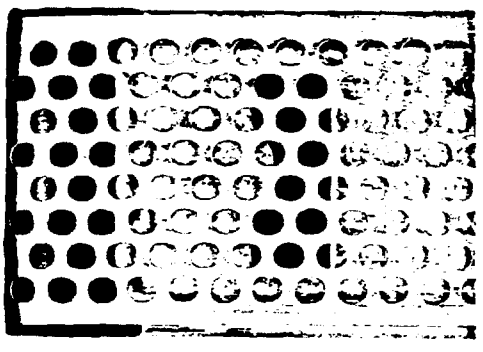
Joella L. Brown
Notary Public

My commission expires:

JOELLA L. BROWN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 25, 2000

3197 06/09 01:01 03CHECK 847.51



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10969 PG 206

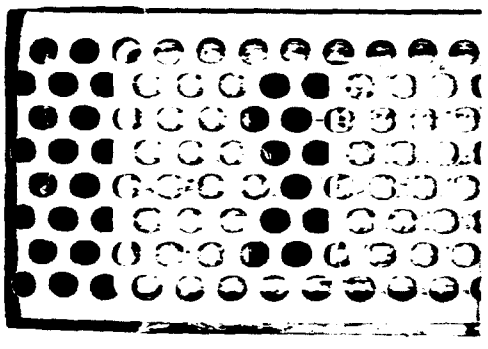
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
226625.00
CON TX 838.51
PRFEE 1.00
WDEED 8.00
TOTAL 847.51
CHECK 847.51

06/09/98 01 14:01 0001 8197

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



044813 9
IDENTIF. # REFERENCE
98 JUN -9 PM 2:02
DAVIDSON COUNTY, TN.

No. 1304086