FORM NO WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 142,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 5th DAY OF JUNE, 98

Notary Public

MY COMMISSION EXPIRES 12/21/2000

(AFFIX SEAL)

BOOK 10969 PG 934

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201

NAME	ADDRESS	
ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JERRY W. TIDWELL et ux	S A M E	75-7-74
(NAME)	(NAME)	
4408 Baton Rouge Drive		4D 24637
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, TN 37076		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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 HOWARD GANNON, JR., and wife, HELEN E. GANNON, Trustees U/A/D December 30, 1994

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JERRY W. TIDWELL and wife, MARILYN F. TIDWELL

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, Tennessee, being Lot No. 186 on the Plan of Tulip Grove, Section IV, as of record in Book 4175, Page 12, Register's Office for said County.

SAID Lot No. 186 fronts 75.00 feet on the Northwesterly margin of Baton Rouge Drive and runs back 266.17 feet on the Southwesterly line and 189.21 feet on the Northeasterly line, to a line in the rear on which it measures 145.34 feet thereon.

BEING the same property conveyed to Howard Gannon, Jr., and wife, Helen E. Gannon, Trustees U/A/D December 30, 1994, by Quitclaim Deed from Howard Gannon, Jr., and wife, Helen E. Gannon, Individually, of record in Book 9563, Page 520, Register's Office for Davidson County, Tennessee and being the same property conveyed to Howard Gannon, Jr., and wife, Helen E. Gannon, from Roger Thomas Patterson and wife, Elizabeth W. Patterson, by deed of record in Book 4794, Page 966, Register's Office for Davidson County, Tennessee.

This is (unimproved / improved) X property known as 4408 Baton Rouge Drive, Hermitage, Tennessee 37076
(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 5th day of June, 19 98

X Howard Gannon, Jr. Trustee X Helen E. Gannon Trustee

HOWARD GANNON, JR., and wife, HELEN E. GANNON, Trustees U/A/D December 30, 1994

STATE OF TENNESSEE }
Davidson County }

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor_____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that _____executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

_____Notary Public

Commission Expires_____

STATE OF TENNESSEE }
Davidson County }

Before me, THE UNDERSIGNED _____a Notary Public in and for the State and County aforesaid, personally appeared HOWARD GANNON, JR., and wife, HELEN E. GANNON _____

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the themselves Trustees U/A/D December 30, 1994 _____of the Trust _____ and that he as such they Trustees _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the Trust by himself as themselves Trustees _____.

Witness my hand and official seal at Nashville _____, this 5th day of June _____, 1998.

_____Notary Public

Commission Expires 5/26/02

WARRANTY DEED

FROM

TO

MAIL ENV.

0448313

IDENTIF. & REFERENCE

98 JUN -9 PM 3:34

CLERK & MASTER/REGISTER
DAVIDSON COUNTY, TN.

837.1 06/09 0101 03CHECK 536.25

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10969 PG 936

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARR..NTY 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 142500.00
CON TX 527.25
PRFEE 1.00
WDEED 8.00
TOTAL 536.25
CHECK 536.25

06/09/98 01 15:33 0001 8371

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0448313
IDENTIF. & REFERENCE

98 JUN -9 PM 3:34

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

No. 1304260