BOOK 10971 PG 753

This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
Earnest A. Harper and Donna B. Harper
4108 Andrew Jackson Parkway
Hermitage, TN 37076

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 64-2
PARCEL 73
4D-27554

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Glen E. Tidwell and wife, Beauna Tidwell hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Earnest A. Harper and wife, Donna B. Harper, as tenants by the entirety, 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:

> BEING Lot No. 213, on the Plan of Brandywine Farms, Section XII, of record in Plat Book 4660, Page 51, and as amended in Book 10883, Page 683, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Glen E. Tidwell and wife, Beauna Tidwell, by deed from D. Lanny Simpson and wife, Judith B. Simpson, Trustees, U/A/D June 29, 1995, of a Revocable Inter-vivos ("Living Will"), of record in Book 10383, Page 617, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 4728, Page 568, and such easements and setback lines of record in Plat Book 4660, Page 51; as amended in Book 10883, Page 683; and Easement Contract of record in Book 18031, Page 186, said Register's Office.

Taxes for 1998 have been pro-rated and assumed by Grantee(s).

B826 06/10 0101 03CHECK 212.50

This is unimproved property known as 409 Rolling Mill Road, Old Hickory, TN 37138.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Earnest A. Harper and wife, Donna B. Harper, their heirs and assigns, forever; and we, Glen E. Tidwell and wife, Beauna Tidwell 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 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IDENTIFICATION REFERENCE
98 JUN 10 PM 2:36
REGISTER
DAVIDSON COUNTY, TN.

0148751

Witness our hands this the 8th day of June, 1998.

Glen E. Tidwell

Beauna Tidwell

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Glen E. Tidwell and wife, Beauna Tidwell the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 8th day of June, 1998.

NOTARY PUBLIC

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 1/27/2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 55,000.00.

AFFIANT

Subscribed and sworn to before me this 8th day of June, 1998.

NOTARY PUBLIC

My Commission Expires: 1/27/2001

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

RECEIVED OF _____

FOR _____

BOOK 10971 PG 755

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	55000.00
CON TX	203.50
PRFEE	1.00
WDEED	8.00
TOTAL	212.50
CHECK	212.50

06/10/98 01 14:35 0001 8826

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0448751
IDENTIF. # REFERENCE
98 JUN 10 PM 2:36
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1304711