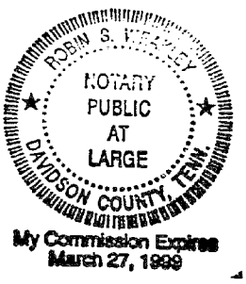
B42



STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 549,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF June 19 98

Notary Public

MY COMMISSION EXPIRES: 3/27/99
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gregory L. DePriest	First Trust Mortgage Company	104-14-G-81.00CO
(NAME)	(NAME)	
53 Wyn Oak	6525 Quail Hollow	07DA-92926
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Memphis, TN 38120	
(CITY) (STATE) (ZIP)	(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, Nancy E. Cotter

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gregory L. DePriest and wife, Rebecca C. DePriest

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. 72 on the Revised Final Plat of Whitworth, Phase 1, of record in Plat Book 7900, page 140-145, amended to change setback line in Book 9274, page 348, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Nancy E. Cotter, by deed from Rochford Realty & Construction, a corporation, of record in Book 9320, Page 126, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 1998 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 7900, page 140-145, as amended in Book 9274, page 348; Declaration of Covenants, Conditions and Restrictions of record in Book 8026, page 305, as amended in Book 8282, page 45 and Book 9144, page 153; Charter in Book 8090, page 692 and Book 8283, page 523; Agreement for dedication of easement in Book 7868, page 959; Dedication of common areas in Book 9778, page 29; Easement to City of Nashville in Book 3467, page 194, Book 3467, page 204, and Book 3505, page 338, all of record in the Register's Office for Davidson County, Tennessee.

98 JUN 25 AM 8:58
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0454736
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 53 Wyn Oak, Nashville, TN 37205
(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 16th day of June, 19 98

Nancy E. Cotter

53 WYN OAK 07DA 010.03CHECK 2042.15

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nancy E. Cotter

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 Brentwood, Tennessee, this 16th day of June, 1998.

Commission expires 3/27/99

ROBIN S. TEAKLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN My Commission Expires March 27, 1999

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

WARRANTY DEED

FROM

Nancy E. Cotter

TO

Gregory L. DePriest and wife,
Rebecca C. DePriest

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10991 PG 63

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 549500.00
CON TX 2033.15
PRFEE 1.00
WDEED 8.00
TOTAL 2042.15
CHECK 2042.15

06/25/98 01 08:59 0001 5324

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0454736
IDENTIF. # REFERENCE

98 JUN 25 AM 8:58

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1311133