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

File Box 24

BOOK 10997 PAGE 123

ADDRESS NEW OWNER:
William R. Emery and Jean R. Emery
505 Wilson Run
BRENTWOOD TN 37027

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 43-02
PARCEL 61

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, I, Laura L. Carter, a widow hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto William R. Emery and Jean R. Emery, as joint tenants with right of survivorship, 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:

TRACT I:
BEING Lot No. 14, on the Plan of Fairview Subdivision, Section Two, of record in Plat Book 3600, Page 6, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

TRACT II:
BEING a portion of RESERVED PARCEL A on the plan of Fairview Section 2, of record in Plat Book 3600, Page 6, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at an iron pin at the easternmost common corner of Lot 13 and Lot 14; thence with the easterly line of Lot 14 N21°31'00"W, 72.91 feet to an iron pin at the easternmost common corner of Lots 14 and 15; thence leavin°26'57"E, 86.96 feet to an iron pin; thence S17°13'55"E, 73.12 feet to an iron pin; thence S68°26'57"W, 81.49 feet to the point of beginning, containing 0.14 acres, more or less.

Being the same property conveyed to Douglas E. Carter and wife, Laura L. Carter, by deed from Robert D. Butterworth and wife, Marjorie M. Butterworth of record in Book 7963, Page 277, Register's Office for Davidson County, Tennessee. The said Douglas E. Carter having since died.
This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 3570, Page 147, and such easements and setback lines of record in Plat Book 3600, Page; and two sewer and/or storm drainage easements granted to Metropolitan Government for Nashville/Davidson County, Tennessee, of record in Book 6262, Page 24, and Book 7397, Page 921; and TVA right-of-way easement across rear portion of said lot, said Register's Office.

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

Robert E. Choate executed this instrument on behalf of Laura L. Carter pursuant to a Power of Attorney of record in Book 10819, Page 159, Register's Office for Davidson County, Tennessee.

Laura L. Carter and Laura Louise Carter is one and the same person.

This is improved property known as 604 May Drive, Madison, TN 37115.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William R. Emery and Jean R. Emery, married, their heirs and assigns, forever; and I, Laura L. Carter, a widow do covenant with the said Grantees that I

am lawfully seized and possessed ofsaid land in fee simple, have a good right to convey it; and I do further covenant and bind myself, my 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.

Witness my hand this the 27th day of February, 1998. BOOK 10997 PAGE 124

Laura Louise Carter Robert E. Choate
Laura Louise Carter
by: Robert E. Choate, Attorney in Fact

7173 06/29 0101 03CHECK 249.50

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Robert E. Choate with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney in Fact of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this the 27th day of February, 1998.

Gene W. Floyd
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 $ 65,000.00.

William H Emery
AFFIANT

Subscribed and sworn to before me this 27th day of February, 1998.

Gene W. Floyd
NOTARY PUBLIC
My Commission Expires: 1/27/2001

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

0456458
IDENTIF. & REFERENCE
98 JUN 29 PM 3:54
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE. TENNESSEE

RECEIVED OF _____

FOR _____

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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	65000.00
CON TX	240.50
PRFEE	1.00
WDEED	8.00
TOTAL	249.50
CHECK	249.50

06/29/98 01 15:54 0001 7173

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0456458

IDENTIF. # REFERENCE

98 JUN 29 PM 3:54

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

No. 1312965