BOOK 10997 PAGE 380

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ ~~68,000.00~~

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF June 19 98

Notary Public

MY COMMISSION EXPIRES 1/11/2001

PREPARED BY:
BRIAN L. SMITH, ESQ. & ASSOCIATES
POST OFFICE BOX 663
GALLATIN, TENNESSEE 37066

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBER |
|---|---|---|
| Nancy P. Tidwell (NAME) | First Trust Mortgage Company (NAME) | 34-14-17 |
| 107 Mayme Court (STREET ADDRESS OR ROUTE NUMBER) | 6525 Quail Hollow, Ste. 300 (STREET ADDRESS) | |
| Madison, TN 37115 (CITY) (STATE) (P.O. ZIP) | Memphis, TN 38120 (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, ~~William J. Burke and wife, Evelyn K. Burke~~

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nancy P. Tidwell, unmarried

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. 10, on the plan of Stanley Heights Subdivision, as shown on plat of record in Plat Book 3300, Page 74, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to William J. Burke and wife, Evelyn K. Burke, by Deed of Record in Book 7407, page 506, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record. The above legal description is the same as that contained in the previous deed of record. The signatures of William J. Burke and wife, Evelyn K. Burke are signed by their duly appointed Attorney-in-fact Joanne Burke, pursuant to the Power of Attorney recorded simultaneously herewith.

unimproved ( ) This is improved ( ) property. Known as 107 Mayme Court (House Number) (Street) Madison, TN 37115 (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. Whenever 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 25th day of June, 19 98

William J. Burke by Joanne Burke Atty in fact Evelyn K. Burke by Joanne Burke Atty in fact

William J. Burke, by Joanne Burke, Attorney-in-fact

Evelyn K. Burke, by Joanne Burke, Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF }

BOOK 10997 PAGE 381

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_____.

Commission expires_____ _____
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

(his oath) (himself)
upon (their several oaths) acknowledged (themselves) to be the _____

and _____ respectively of the _____

the within named bargainor, a corporation, and that ( he) as such _____
(they)

and _____, being authorized so to do, executed 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_____.

Commission expires_____ _____
Notary Public

**WARRANTY DEED**

FROM

TO

MAIL ENV.

7252 06/30 0101 03CHECK 260.60

**Furnished by:**

98 JUN 30 AM 8:24

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

0456534

STATE OF TENNESSEE )
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Joanne Burke, attorney-in-fact for William J. Burke and wife, Evelyn K. Burke, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledge that she is the attorney-in-fact of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 25th day of June, 1998.

My Commission Expires: 11/14/00 _____
Notary Public

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

RECEIVED OF _____

FOR _____

BOOK 10997 PAGE 382

| | | |
|---|---|---|
| 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 68000.00
CON TX 251.60
PRFEE 1.00
WDEED 8.00
TOTAL 260.60
CHECK 260.60

06/30/98 01 08:25 0001 7252

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0456534
IDENTIF. # REFERENCE

98 JUN 30 AM 8:25
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1313042