Box 58A

BOOK 10999 PAGE 363

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 66,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF June 19 98

Notary Public

MY COMMISSION EXPIRES: November 24, 2001
(AFFIX SEAL)

PAULA M. THOMPSON NOTARY PUBLIC DAVIDSON COUNTY, TENN. AT LARGE

THIS INSTRUMENT WAS PREPARED BY
COMBOS & ASSOCIATES, P.C., 315 Deaderick Street, Ste. 1430, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Renita D. Hudspeth (NAME)	First American National Bank (NAME)	MAP 72
1523 East Douglas Avenue (ADDRESS)	P. O. Box 290396 (ADDRESS)	GROUP 14
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Nashville, TN 37238 (CITY) (STATE) (ZIP)	PARCEL 234

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, Fannie Mae Jobe, a married person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Renita D. Hudspeth, a single person

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. 66 in E. T. Brown's Subdivision of Lots Nos. 21 to 26, inclusive on the Plan of Brownsville Addition to Nashville of record in Book 332, page 91, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Fannie Mae Jobe by deed from Mamie S. Terrell and Virginia M. Riley, of record in Book 5181, page 554, Register's Office for Davidson County, Tennessee.

The above legal description is the same as used in the prior Deed.

This property conveyance is subject to the Plan of record in Plat Book 332, page 91; restrictive covenants and/or easements running with the land and taxes for the current year which have been prorated and assumed by the Grantee.

THIS IS NOT AND NEVER HAS BEEN THE PRIMARY RESIDENCE OF THE GRANTOR.

98 JUN 30 PM 2:24
DAVIDSON COUNTY, TN.

0457058
IDENTIFICATION REFERENCE

unimproved ( )
This is improved (X) property, known as 1523 East Douglas Avenue, Nashville, TN 37206
(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 26th day of June 19 98

Fannie Mae Jobe

Fannie Mae Jobe

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 Fannie Mae Jobe, a married person

the bargainor _____, 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. Witness my hand and official seal at Nashville, Tennessee, this 26th day of June, 19 98

Commission expires November 24, 2001

Notary Public

WILLIAM THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

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

7779 06/30 0101 03CHECK 255.05

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10999 PAGE 365

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	66500.00
CON TX	246.05
PRFEE	1.00
WDEED	8.00
TOTAL	255.05
CHECK	255.05

06/30/98 01 14:24 0001 7779

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0457058
IDENTIF. & REFERENCE

98 JUN 30 PM 2:24

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

No. 1313569