BOOK 11000 PAGE 090 Box 15

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 190,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF June, 1998

Notary Public

MY COMMISSION EXPIRES: April 22, 2002
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Diane N. Moretti (NAME)	CTX Mortgage Company (NAME)	MAP 115-7,
727 Davidson Road (ADDRESS)	P. O. Box 199077 (ADDRESS)	PARCEL #66
Nashville, TN 37205 (CITY) (STATE) (ZIP)	Dallas, TX 75219-9077 (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~~, I, Helen G. Wicke, widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Diane N. Moretti, 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. 13 on the Plan of West Meade Addition, Section II, as of record in Book 2854, Page 56, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Myron F. Wicke and wife, Helen G. Wicke, by deed from Capitol Development Company, a Tennessee Corporation, of record in Book 3219, Page 63, Register's Office for Davidson County, Tennessee. The said Myron F. Wicke having since died.

THIS conveyance is subject to any and all existing restrictions and easements of record.

THIS instrument is being executed in behalf of Helen G. Wicke pursuant to a Power of Attorney executed by same on the 12th day of January, 1995, and being filed for record simultaneously herewith.

98 JUN 30 PM 4:01
FELIX Z. LIESKOVICH REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

0457233

unimproved ( )
This is improved (X) property, known as 727 Davidson Road, 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 25th day of June 19 98

Helen G. Wicke by Alan Wicke, Atty-in-fact

Helen G. Wicke
By: Alan Wicke, Attorney-in-fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 25th day of June, 1998, before me personally appeared Alan Wicke, to me known to be the person who executed the foregoing instrument (or proved to me on the basis of satisfactory evidence), and acknowledged that he executed the same as the free act and deed of the said Helen G. Wicke.

Notary Public - Larry N. Westbrook

My Commission Expires: April 22, 2001

LARRY N. WESTBROOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

Warranty Deed from Helen G. Wicke, widow, to Diane N. Moretti, unmarried.

RETURN TO:

STELTEMEIER & WESTBROOK
2002 Richard Jones Road, C-101
Nashville, TN 37215

7966 06/30 0101 03CHECK 712.00

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

RECEIVED OF _____

FOR _____

BOOK 11000 PAGE 092

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 190000.00
CON TX 703.00
PRFEE 1.00
WDEED 8.00
TOTAL 712.00
CHECK 712.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/30/98 01 16:01 0001 7966

0457233
IDENTIFICATION REFERENCE

98 JUN 30 PM 4:01
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1313756