[redacted]

This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
414 Union Street, Suite 1800
Nashville, TN 37219
File No. 00284854

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3C

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JAMES W. CLOUSE	TUCKER FED. BANK	Map 160-11-A
(NAME) 5518 HEARTHSTONE LANE	(NAME) PO BOX 211788	Parcel 84 CO
(STREET ADDRESS OR ROUTE NUMBER) BRENTWOOD, TN 37027	(STREET ADDRESS) AUGUSTA, GA. 30917	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Richard M. Hullett and wife, Linda S. Hullett *have this day bargained and sold, and do hereby transfer and convey unto the said* JAMES W. CLOUSE, Unmarried

_____ *the Grantees herein, their (successors), heirs and assigns, certain real estate in* Davidson *County,* Tennessee *as follows:*

Land in Davidson County, Tennessee, being Lot No. 84 on the Plan of Hemmingwood, Phases I, II, III and IV, of record in Book 6900, page 6, 7, and 8, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Richard M. Hullett and wife, Linda S. Hullett, by deed from Thomas W. Wilkes and Linda H. Wilkes, now Linda Hendricks, both married, of record in Book 7972, page 609, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
Subscribed and sworn to before me this the 6 *day of* JANUARY *19* 98

The actual consideration or value whicheyer is greater, for this transfer is $ 215,000.00

Affiant

My commission expires: _____ *(Affix Seal)*

Notary Public

This is unimproved ( ) property, known as 5518 Hearthstone Lane, Brentwood, TN 37027 *(House Number) (Street) (P.O. Address) (City or Town)*
Improved (X)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons, claimimg by, through or under the grantor.

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 this 6 *day of* JANUARY, *19* 98, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Richard M Hullett
Richard M. Hullett

Linda S. Hullett
Linda S. Hullett

STATE OF Texas
COUNTY OF Dallas

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Personally appeared before me, Claudia J. Kipp, *a Notary Public in and for said County and State,* Richard M. Hullett and Linda A. Hullett

_____, *the within named bargainor* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at 1820 N. Josey Lane, Carrollton, Tx 75006, *this* 15th *day of* December, 1997.

Claudia J. Kipp
Notary Public

CLAUDIA J. KIPP
Notary Public, State of Texas
My Commission Expires 1-22-98

My Commission Expires: 1-22-99

STATE OF _____
COUNTY OF _____

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and official seal, at office in _____, *this* ___ *day of* _____, *19*___.

_____
Notary Public

My Commission Expires: _____

Encumbrances:

1. Taxes for 1997 and all subsequent years.

2. Declaration of Covenants, Conditions and Restrictions of record in Book 6730, page 329, First Amendment to Declaration of Covenants, Conditions and Restrictions of record in Book 6892, page 540, and First Amendment to Declaration of Covenants, Conditions and Restrictions of record in Book 6925, page 268, wherein the name of Heritage Heights was changed to Hemmingwood, corrections to said Declaration of Covenants, Conditions and Restrictions of record in Book 7269, page 387, Register's Office for Davidson County, Tennessee.

3. Storm Water Detention Agreement to Metropolitan Government of Nashville-Davidson County, Tennessee, of record in Book 6728, page 673, Register's Office for Davidson County, Tennessee.

4. Subject to all matters shown on the Plan of record in Book 6900, page 6, 7, and 8, in said Register's Office.

5. Charter of Heritage Heights Home Owners Association, Inc., of record in Book 6704, page 373, Register's Office for Davidson County, Tennessee, and Articles of Amendment to the Charter of Heritage Heights Home Owners Association, Inc., of record in Book 6936, page 894, Register's Office for Davidson County, Tennessee, in which the name was changed to Hemmingwood Home Owners Association, Inc., and the By-Laws of said Association.

6. Easement of record in Book 8191, page 242, in said Register's Office.

WARRANTY DEED

FROM

TO

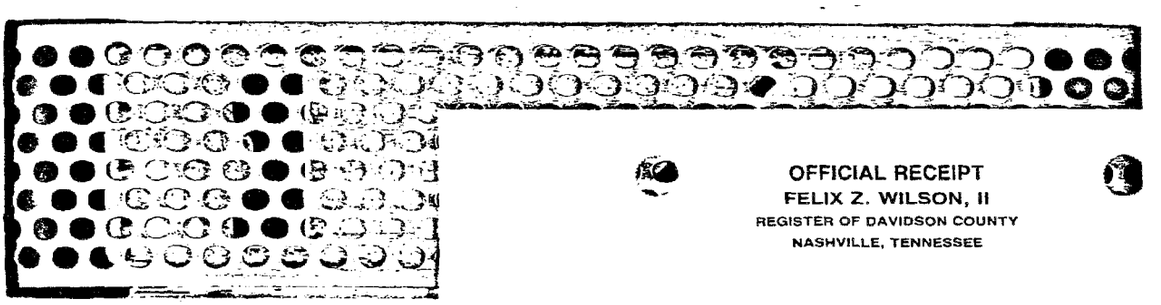
2953 07/14 0101 03CHECK 806

98 JUL 14 AM 9:35

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFEREN

046 1882



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

RECEIVED OF _____

FOR _____

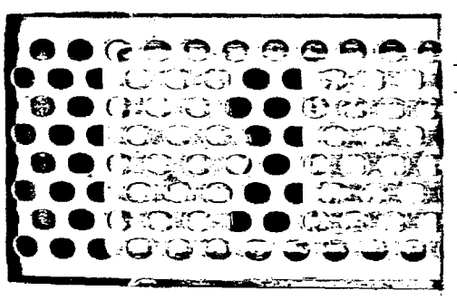
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 215000.00
CON TX 795.50
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 806.50
CHECK 806.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 07/14/98 01 09:38 0001 2953



0461882
IDENTIF. ↑ REFERENCE
98 JUL 14 AM 9:35
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1318658