26B

[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:	[MAP-PARCEL NOS.]
[Jimmy D. Cox	[FT Mortgage Companies	[ ]
[79 Lutie Street	[10741 King William Drive	[Map 119-6]
[Nashville, TN 37210	[Dallas, TX 75220	[Parcel 94.00]

[This instrument prepared by: Robert J. Notestine, III, Attorney, 104 Woodmont [Boulevard, Suite 115, Nashville, Tennessee 37205 98-07-7047]

WARRANTY DEED

BOOK 11041 PAGE 388

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Warren B. White, unmarried (The Grantor") have bargained and sold, and by these presents do transfer and convey unto, Jimmy D. Cox (The "Grantee"), Grantee's heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Beginning Lot No. 33 on the map of Sterling Heights Subdivision, Section One, as of record in Book 1424, page 97, Register's Office for said County.

Beginning on the southerly margin of Lutie Street at the corner of Lot Nos. 32 and 33; thence with the line between said two lots, southwardly 160 feet, thence eastwardly 60 feet to the corner of Lot No. 33 and 34; thence with the line between said two lots, northwardly 160 feet to the southerly margin of Lute Street, thence with said street westwardly 60 feet to the beginning.

Being the same property conveyed to Warren B. White by Warranty Deed from Debbie Elizabeth Weedman of record in Book 9605, page 110, Register's Office for Davidson County, Tennessee.

This description was the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1998 and subsequent years, easements, restrictive covenants.

This is improved property commonly known as 79 Lutie Street, Nashville, TN 37210.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON

[The actual consideration or value, whichever is greater for [this transfer is $64,000.00.

Jimmy D. Cox
Affiant

[Subscribed and sworn to before me this [23rd day of July, 1998.

Notary Public

[My Commission Expires: 11-24-2001

98 JUL 29 PM 4:10
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

9886 07/29 0101 CHECK 247.80

IDENTIF. & REFERENCE 0468368

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, Grantee's heirs and assigns, forever.

And Grantors do covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, Grantee's heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 23rd day of July, 1998.

Warren B. White

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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 Warren B. White, 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 23rd day of July, 1998.

Notary Public

My Commission Expires: 11-24-2001

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

RECEIVED OF _____

FOR _____

BOOK 11041 PAGE 390

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 64000.00
CON TX 236.80
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 247.80
CHECK 247.80

07/29/98 01 16:12 0001 9886

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0468368
IDENTIF. # REFERENCE
98 JUL 29 PM 4:10
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1325512