0472351

IDENTIF. & REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
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W & I Ref: (sk) Title No: 40209
Dav. Co. File: Box 8

98 AUG -7 PM 12:46

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

BOOK 11057 PAGE 34

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Brian G. Moore Linda H. Moore 2233 Blair Blvd. Nashville, TN 37212	New South Federal Savings Bank 1900 Crestwood Blvd. Birmingham, AL 35285-0180

TAX MAP-PARCEL NUMBERS: **104-15-162**

WARRANTY DEED

4150 08/07 0101 03CHECK 973.00

FOR AND IN CONSIDERATION of the sum of **$ 260,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Faye S. Thompson, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Brian G. Moore and spouse, Linda H. Moore,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being the easterly 56 feet of the west 66 feet of Lot No. 96 on the Plan of Sunset Park, as of record in Book 332, Page 132.

SAID part of said lot fronts 56 feet on the south of Blair Boulevard and runs back between parallel lines, 160 feet more or less to the north line of lot No. 65 on said plan. Together with as an appurtenance hereto that certain easement for Joint Driveway purposes granted in Book 8479, Page 15, said Register's Office.

BEING the same property conveyed to Faye S. Thompson, unmarried by deed from Klaus Becker, unmarried of record in Book 10098, Page 905, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 1998, and subsequent years. Mortgage Loan Inspection by John Kohl & Co., P.C., dated July 31, 1998, which discloses that the fence encroaches onto the adjoining lot and that the car port, storage unit and asphalt drive encroach the 8' sewer easement.

This is improved property, known as: 2233 Blair Blvd., Nashville, TN 37212

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

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 6th day of August, 1998.

Faye S. Thompson

State of Tennessee
County of Davidson

On this 6th day of August, 1998, before me the undersigned authority, personally appeared **Faye S. Thompson**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY WILKINS NEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 260000.00

Affiant

Sworn and subscribed before me on the 6th day of August, 1998.

Notary Public

My Commission Expires: CHRISTY WILKINS NEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11057 PAGE 36

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98 AUG -7 PM 12:4

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

0472351

IDENTIF. # REFERENCE

CAMT 60000.00

CON TX	962.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	973.00
CHECK	973.00

08/07/98 01 12:57 0001 4150

No. 1329721