BOOK 11060 PAGE 1

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 725,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF August 19 98

Notary Public

MY COMMISSION EXPIRES: 12/18/2001
(AFFIX SEAL)

DORIS COLEY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary Sue Gifford (NAME)	SAME AS NEW OWNER (NAME)	MAP 40
P.O. BOX 216 (ADDRESS)	(ADDRESS)	Parcel 152
WHITES CREEK, TN 37189 (CITY) (STATE) (ZIP)	(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, WALLER-GIFFORD JOINT VENTURE, A TENNESSEE PARTNERSHIP COMPOSED OF WALLER BROTHERS PARTNERSHIP AND WILLIAM C. GIFFORD,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mary Sue Gifford

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:

Being Lot No. 1 on the Plan of Section Five, Hickory Hills Subdivision of record in Book 6050, Page 177, Register's Office for Davidson County, Tennesse, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Oliver J. Waller, Jr. Trustee, with full power to mortgage, sell, transfer and convey without the necessity of the joinder of any beneficiary by deed from William C. Gifford and wife, Sue Gifford of record in Book 7409, Page 769, Register's Office for Davidson County, Tennessee; the said Oliver J. Waller, Jr. having since died, "Waller-Gifford Joint Venture," a Tennessee Partnership, being the beneficiary of the Oliver J. Waller, Jr., Trustee, trust as referenced by Waller-Gifford Joint Venture Agreement of record in Book 7409, page 772, Register's Office for Davidson County, Tennessee. The partners of Waller-Gifford Joint Venture, a Tennessee partnership, are Waller Brothers Partnership, a Tennessee General partnership, and William C. Gifford. The partners of Waller Brothers Partnership are Charles W. Waller and Oliver J. Waller, Jr. Oliver J. Waller, Jr. having since died leaving his interest pursuant to his Last Will and Testament to Anna Waller.

98 AUG 10 PM 3:42
REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
0473227

unimproved ( )
This is improved (X) property, known as 7551 Old Hickory Blvd, Whites Creek, TN 37189
(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 5th day of August 19 98

WALLER-GIFFORD JOINT VENTURE, A TENNESSEE PARTNERSHIP COMPOSED OF WALLER BROTHERS PARTNERSHIP and WILLIAM C. GIFFORD

BY: Charles W. Waller
Charles W. Waller, Partner

William C. Gifford, Partner

By: Anna Waller
Anna Waller, Partner

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 _____

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 Goodlettsville, Tennessee, this 5th day of August 19 98.

Commission expires _____

_____
Notary Public

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, of the State and County aforesaid, personally appeared ANNA WALLER and CHARLES W. WALLER with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be the sole partners of WALLER BROTHERS PARTNERSHIP, A TENNESSEE GENERAL PARTNERSHIP, the within named bargainor, a partnership, and that they as such partners, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the partnership by themselves as partners.

Witness my hand and seal at Goodlettsville, Tennessee, this 5th day of August, 1998.

Doris Coley
NOTARY PUBLIC

My commission expires: 12/18/2001

DORIS COLEY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, of the State and County aforesaid, personally appeared WILLIAM C. GIFFORD, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the partner of WALLER-GIFFORD Joint Venture, the bargainor, a partnership, and that he as such partner, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the partnership by himself as partner.

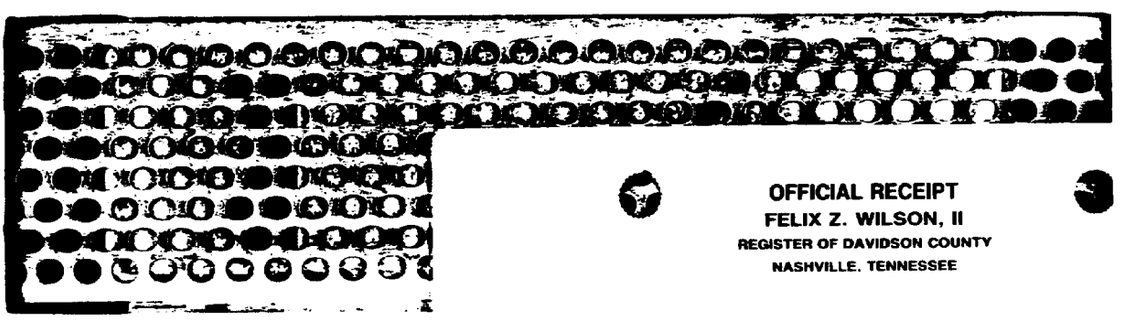
Witness my hand and seal at Goodlettsville, Tennessee, this 5th day of August, 1998.

My commission expires: 12/18/2001

Doris Coley
NOTARY PUBLIC

DORIS COLEY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

08/10/98 0101 03CHECK 2693.50



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

RECEIVED OF _____

FOR _____

BOOK 11060 PAGE 3

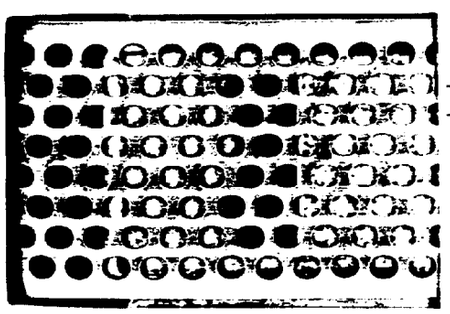
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
725000.00
CON TX 2682.50
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 2693.50
CHECK 2693.50

08/10/98 01 15:42 0001 5102

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0473227
IDENTIF. & REFERENCE

98 AUG 10 PM 3:42
REGISTER
DAVIDSON COUNTY, TN.

No. 133066