Box 15

WARRANTY DEED

BOOK 11116 PAGE 820

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 111,000.00

John Wesley Wicks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF September 19 98

LEE E. CRANFORD NOTARY PUBLIC AT LARGE

Notary Public Lee E. Cranford

MY COMMISSION EXPIRES: March 25, 2000
(AFFIX SEAL)

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
John Wesley Wicks (NAME)	First Republic Mortgage (NAME)	MAP 165-13A,
4049 Pepperwood Drive (ADDRESS)	3212 West End Avenue, Suite 500 (ADDRESS)	PARCEL #176
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37203 (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, Joe G. Durham and wife, Gracie L. Lawson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Wesley Wicks, 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. 412 on the Plan of Peppertree Forest, Section 8, P.U.D., as of record in Book 7900, Page 652, 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 Joe G. Durham and wife, Gracie L. Lawson, by deed from Allen Earps and wife, Betty Earps, of record in Book 9393, Page 47, Register's Office for Davidson County, Tennessee.

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

THIS instrument is being executed in behalf of Joe G. Durham and wife, Gracie L. Lawson pursuant to a Power of Attorney executed by same on the 29th day of August, 1998, and being filed for record simultaneously herewith.

0489069

IDENTIFICATION REFERENCE

98 SEP 17 PM 3:57

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

2104 09/17 0101 03CHECK 421.70

unimproved ( )
This is improved (X) property, known as 4049 Pepperwood Drive, Antioch, TN 37013
(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 our hand s this the 16 day of September 19 98

Joe G. Durham by Ira Frye atty in fact.
Joe G. Durham
By: Ira Frye, Attorney-in-fact

Gracie L. Lawson by Ira Frye atty in fact.
Gracie L. Lawson
By: Ira Frye, Attorney-in-fact



STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

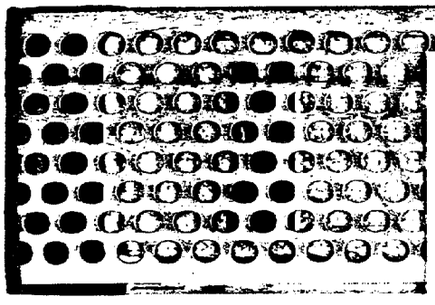
On this 16th day of September, 1998, before me personally appeared Ira Frye, to me known to be ther person who executed the foregoing instrument (or proved to me on the basis of satisfactory evidence), and acknowledged that he executed the same as the free act and ded of the said Joe G. Durham and wife, Gracie L. Lawson.

Notary Public - Lee E. Cranford

My Commission Expires: March 25, 2000

Warranty Deed from Joe G. Durham and wife, Gracie L. Lawson, to John Wesley Wicks, unmarried.

RETURN TO:
STELTEMEIER & WESTBROOK
2002 Richard Jones Road, C-10
Nashville, TN 37215



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

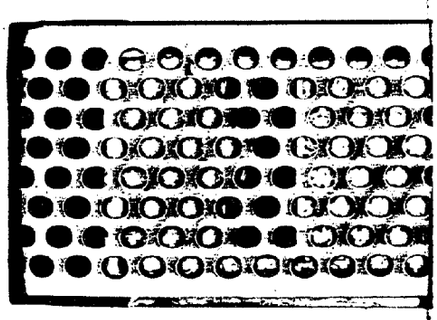
RECEIVED OF _____

FOR _____

BOOK 11116 PAGE 822

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	
				111000.00
			CON TX	410.70
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	421.70
			CHECK	421.70
		09/17/98	01	15:56 0001 2104



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0489069
IDENTIFICATION REFERENCE

98 SEP 17 PM 3:57
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1347475