This Instrument Prepared By:
Lee & Lee Attorneys, PC
109 East Gay Street
Lebanon, Tennessee 37087

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L&L# 4825

ADDRESS NEW OWNER:
Thomas I. Williams
144 Bart Drive
Nashville, Tennessee 37211

SEND TAX BILL TO:
Owner

MORTGAGEE:

MAP **162.02**
GROUP
PARCEL **25**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Earl T. Fitts** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does transfer and convey unto **Thomas I. Williams and wife, Betty Williams**, hereinafter called the GRANTEES, their heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

A certain tract or parcel of land located in the 5th Civil District of Davidson County, Tennessee, more particularly described as follows, to-wit:

Being Lot No. 52, of the Colewood Acres Subdivision, Section 1, of record in Plat Book 3700, page 59, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Said Lot No. 52 fronts 78.0 feet on the northerly side of Bart Drive and extends back 154.6 feet on the westerly line and 127.8 feet on the easterly line to a dead line in the rear, which is a broken line, measuring a total of 98.1 feet thereon.

Being the same property conveyed to Earl T. Fitts and wife, Vivian C. Fitts by deed from William H. Towe and wife, Patricia C. Towe dated October 23, 1967, of record in Book 4184, page 84, Register's Office for Davidson County, Tennessee. Vivian C. Fitts is deceased leaving Earl T. Fitts as surviving tenant by the entirety.

This is improved property known as 144 Bart Drive, Nashville, Tennessee 37211. Possession is to be given on October 13, 1998.

THIS CONVEYANCE is made subject to all taxes, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

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,

GRANTOR does covenants with the said GRANTEES that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and,

GRANTOR, does further covenant and bind himself, his 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.

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WITNESS our hands this the 29th day of September, 1998.

Earl T. Fitts

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Earl T. Fitts**, the bargainors, 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 office this 29th day of September, 1998.

John M. Lee
NOTARY PUBLIC

My Commission Expires: 4/3/99

* * * * * *

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $115,000.00.

AFFIANT

Subscribed and sworn to before me on this 29th day of September, 1998.

John M. Lee
NOTARY PUBLIC

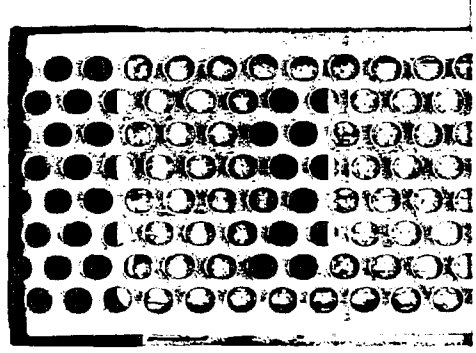
My Commission Expires: 4/3/99

0494424
IDENTIF. # REFERENCE

98 OCT -1 AM 9:47
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

7750 10/01 0101 03CHECK 436.50



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

RECEIVED OF _____

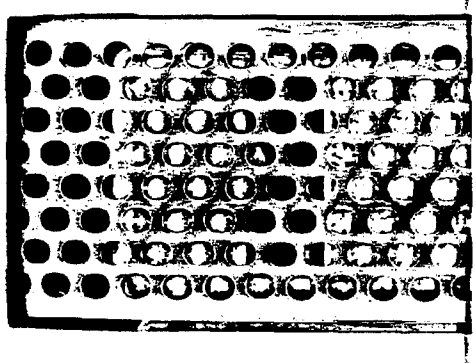
FOR _____

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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	115000.00
			CON TX	425.50
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	436.50
			CHECK	436.50
10/01/98	01	09:50	0001	7750

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0494424
IDENTIF. ↑ REFERENCE

98 OCT -1 AM 9:47
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1353050