[Space Above This Line for Recording Data]

WARRANTY DEED

This Indenture made this **1st** day of **October, 1998** between **Estate of Bessie Cooper** , GRANTOR, and **Richard D. Tidwell and Sheilia A. Tidwell, Married**, as GRANTEEs.

W I T N E S S E T H, That said Grantor, for and in consideration of the sum of TEN AND 00/100'S ($10.00) Dollars and other good and valuable considerations to said Grantor in hand paid by said Grantees, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantees and Grantee(s)' heirs forever the following described land located in the County of **Davidson**, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 30 on the Map of Cunningham Heights as of record in Book 2331, page 76, Register's Office for Davidson County, Tennessee.

Said Lot No. 30 fronts 86.77 feet on the north side of Stratton road and runs back 184 feet on the west line and 189.08 feet on the east line to a dead line in the rear on which it measures 65.10 feet.

Being the same property conveyed to Gary M. Cooper by Warranty Deed from Garland B. Miles and wife, Ruth Marie Miles of record in Book 4635, page 980, Register's Office for Davidson County, Tennessee. Said property having since been conveyed Gary M. Cooper and wife, Bessie S. Cooper by quitclaim deed of record in Book 6710, page 612, Register's Office for Davidson County, Tennessee.

Subject to all matters of record in Plat Book 2331, page 76, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

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 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 Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantors s hereunto set its hand and seal this day and year first above written.

WITNESSES

Estate of Bessie Cooper

Dr. Richard Anderson, Executor

0498260
IDENTIF. ↑ REFERENCE

98 OCT -9 AM 11:26
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

1813 10/09 0101 03CHECK 195.82

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

COUNTY OF DAVISDON
STATE OF TENNESSEE

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Dr. Richard Anderson with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged him/her/self to be the Executor of the Estate of Bessie Cooper, and that he/she as such Executor executed the foregoing instrument for the purpose therein contained by signing the name of the by him/herself as Executor. Witness my hand and official seal this1st day of October, 1998.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/26/02

COUNTY OF DAVISDON
STATE OF TENNESEE

The actual consideration or value, whichever is greater, for this transfer is $49,950.00

Affiant

Subscribed and sworn before me this 1st day of October, 1998

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/26/02

Prepared by:
Equity Search, Inc.
2323 Hillsboro Road #506
Nashville, TN 37212

Address of New Owner:
Richard D. Tidwell
200 Stirton Road
Nashville, Tennessee 37210

Send Tax Bills To:
NationsBanc Mortgage Corp.
2059 Northlake Parkway
Tucker, GA 30084

Map & Parcel No.
Map 119-2 Parcel 72

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

RECEIVED OF _____

FOR _____

BOOK 11151 PAGE 65

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	49950.00
CON TX	184.82
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	195.82
CHECK	195.82

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 10/09/98 01 11:26 0001 1813

0498260
IDENTIF. & REFERENCE

98 OCT -9 AM 11:26

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

No. 1357060