WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF SUMNER
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 74,000.00
Dolly M. Law
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF September 19 98
Sue Robertson
Notary Public
MY COMMISSION EXPIRES: 5-9-2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
BEATY TITLE COMPANY, 668 Nashville Pike /Second Floor, Gallatin, TN 37066

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DOLLY M. LAW (NAME)	FIRST UNION MORTGAGE CORPORATION (NAME)	MAP 75-7
302 Rachels Court, East (ADDRESS)	1100 CORPORATE CENTER DR/NC-4777 (ADDRESS)	PARCEL 288 91213
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	RALEIGH, NC 27607-5066 (CITY) (STATE) (ZIP)	4D

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, FREDDA M. LEE AND LINDA P. ENGLAND, BOTH UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DOLLY M. LAW, 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:

BEING Lot No. 12-A on the Zone Lot Division of Lots 1, 2, 3, 4, 6, 7, 8, 10, 11, 12, 13, 14, 16, 17, 18, 20 and 21, Rachel's Square, Section One, of record in Plat Book 6250, Page 539, amending Plat Book 5200, Page 622, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to FREDDA M. LEE AND LINDA P. ENGLAND, BOTH UNMARRIED by deed from DORIS T. DAVIS AND CYNDI E. DAVIS, BOTH UNMARRIED of record in Book 10456, page 902, Register's Office for DAVIDSON County, Tennessee.

This conveyance is made subject to Declaration of Covenants, Conditions and Restrictions, of record in Book 6455, Page 135, Book 6519, Page 512, Book 6619, Page 777, Book 8030, Page 757, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year, which have been prorated and assumed by the Grantee(s) herein.

unimproved ( )
This is improved (X) property, known as 302 Rachels Court, Hermitage, TN 37076
(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 30th day of September 19 98

Fredda M. Lee
FREDDA M. LEE

Linda P. England
LINDA P. ENGLAND

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named FREDDA M. LEE AND LINDA P. ENGLAND, BOTH UNMARRIED

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Gallatin, Tennessee, this 30th day of September 19 98

Commission expires 5-9-2001

Sue Robinson
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

MAIL ENV.

98 OCT -9 PM 1:01
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

0498328

1883 10/09 0101 03CHECK 284.80

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

RECEIVED OF _____

FOR _____

BOOK 11151 PAGE 267

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	74000.00
CON TX	273.80
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	284.80
CHECK	284.80

10/09/98 01 13:03 0001 1883

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0498328
IDENTIF. & REFERENCE

98 OCT -9 PM 1:01
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1357129