WARRANTY DEED

THIS DEED IS BEING PREPARED BASED UPON INFORMATION FURNISHED BY THE PARTIES.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 113,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF October 19 98

Notary Public

MY COMMISSION EXPIRES: 5/27/2001 (AFFIX SEAL)

NOTARY PUBLIC AT LARGE — JENNIFER LEAP — DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Southland Title & Escrow Co., 750 Old Hickory Blvd., Suite 202, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph Certo	NEW OWNER	136-13-98.00
(NAME)	(NAME)	
3108/3110 Wildwood Drive		2DX 01214
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		
(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, Michael F. Ford and wife, Barbara J. Ford

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph Certo and wife, Teresa Certo

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, TN, BEING Lot No. 11 on the Plan of Edge-O-Lake Estates, Section 20A, of record in Book 5200, page 183, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Michael F. Ford and wife, Barbara J. Ford, by deed from Stephen R. Elmore and Thomas Allen Elmore, of record in Book 8075, page 204, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 1998 have been prorated and payment thereof is expressly assumed by the herein Grantee; Restrictions of record in Book 5460, page 269, amended in Book 5496, page 697; Plan of record in Book 5200, page 183; all in the Register's Office for Davidson County, TN.

unimproved ( )
This is improved (X) property, known as 3108/3110 Wildwood 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 & this 9th day of October 19 98

Michael F. Ford
Michael F. Ford

Barbara J. Ford
Barbara J. Ford

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 Michael F. Ford and wife, Barbara J. Ford

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 Brentwood, Tennessee, this 6th day of October 19 98.

Commission expires 5/27/2001

Notary Public

JENNIFER D. DUNLAP NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

0498899

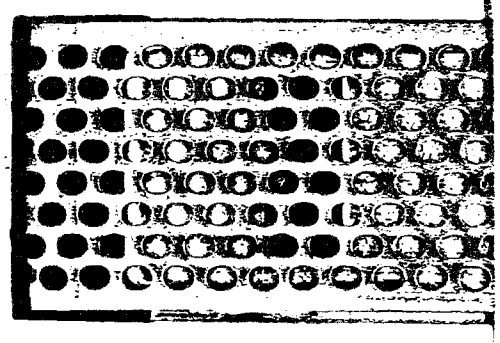
IDENTIF. & REFERENCE

98 OCT 12 PM 1:47

BILL GARNER REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

2495 10/12 0101 03CHECK 429.10



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

RECEIVED OF _____

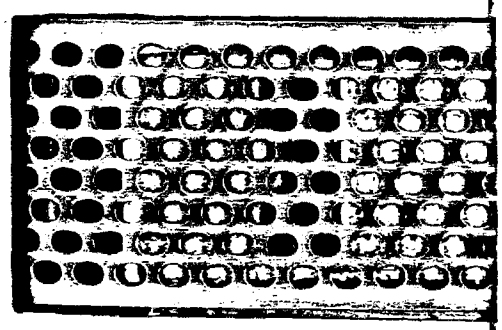
FOR _____

BOOK 11153 PAGE 44

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	113000.00		
	CON TX		418.10	
	PRFEE		1.00	
	WDEED		8.00	
	CFEE		2.00	
	TOTAL		429.10	
	CHECK		429.10	
10/12/98	01	13:49 0001	2495	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0498899
IDENTIF. ← REFERENCE

98 OCT 12 PM 1:47
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1357738