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STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 110,900.00

Willie G. Williams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
13th DAY OF October 19 98

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Willie G. Williams (NAME)	Franklin American Mortgage (NAME)	MAP 53-9
1221 Cheyenne Court (ADDRESS)	214 Overlook Court, Suite 150 (ADDRESS)	PARCEL 36
Madison, TN 37115 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (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, Mary Reimer Ackley and Joan M. Reimer, Both Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Willie G. Williams and wife, Angela D. Williams

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 the 11th Civil District of Davidson County, Tennessee, being Lot No. 159, Sequoia Valley Subdivision, Section 3, as of record in Book 4460, page 83, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Beginning at an iron pin in the westerly margin of Cheyenne Boulevard located 96.6' north of the intersection of said Boulevard with Cheyenne Court; thence southerly with said margin of said Boulevard 75' to a concrete monument; thence 21.6' to a concrete monument; thence southwesterly around a curve of said intersection 40.96' to a concrete monument; thence westerly with the northerly margin of Cheyenne Court 116.2' to a concrete monument; thence north 89 degrees 25 minutes 142' to the point of beginning.

Being the same property conveyed to Mary Reimer Ackley and Joan M. Reimer by deed from Linda J. Gezley, Unmarried, of record in Book 10139, Page 971, Register's Office for Davidson County, Tennessee.

Mary Reimer Ackley executes this instrument as Attorney-In-Fact for Joan M. Reimer, pursuant to the Power of Attorney being recorded simultaneously herewith.

unimproved ( )
This is improved (X) property, known as 1221 Cheyenne Court, Madison, TN 37115
(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 13th day of October 19 98

Mary Reimer Ackley

Joan M. Reimer
By: Mary Reimer Ackley
Mary Reimer Ackley, Attorney-in-fact

Data Systems, Inc. 1-800-626-5427

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary Reimer Ackley

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 13th day of October, 1998

Commission expires 11-27-99

Vicki R. Rogers
Notary Public

NOTARY PUBLIC STATE OF TENNESSEE

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 13th day of October, 1998, before me, the undersigned, a Notary Public in and for said County and State, personally appeared MARY REIMER ACKLEY, to me known to be the person who executed the foregoing instrument on behalf of JOAN M. REIMER, and acknoweldged that she executed the same as the free act and deed of the said JOAN M. REIMER.

Witness my hand and seal at Goodlettsville, Tennessee.

Vicki R. Rogers
NOTARY PUBLIC

My commission expires: 11-27-99

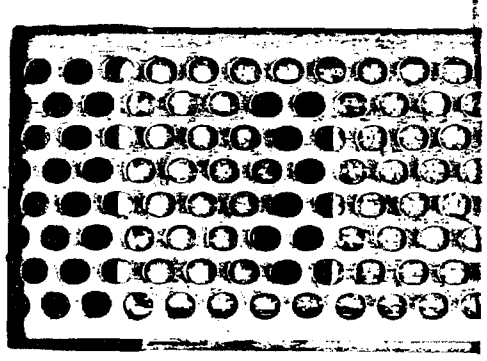
NOTARY PUBLIC STATE OF TENNESSEE

IDENTIF. A REFERENCE

98 OCT 15 PM 1:30

R.L. [illegible] REGISTER
DAVIDSON COUNTY, TN.

3816 10/15 0101 03CHECK 421.33



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

RECEIVED OF _____

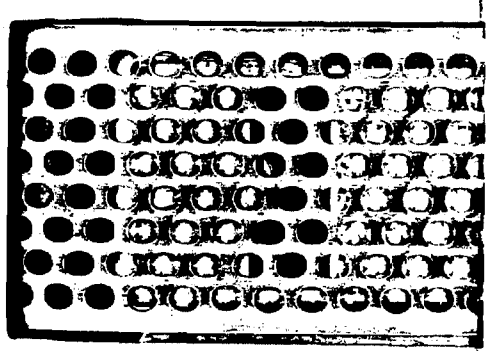
FOR _____

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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	110900.00
			CON TX	410.33
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	421.33
			CHECK	421.33
10/15/98	01	13:32	0001	3816

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



05001141
IDENTIF. & REFERENCE

98 OCT 15 PM 1:30

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TN.

No. 1359046