STATE OF TENNESSEE
COUNTY OF Williamson

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The actual consideration or value whichever is greater, for this transfer is $ 85,000.00

Subscribed and sworn to before me, this the 15 day of October 1998

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
(Affix Seal)

Affiant

Notary Public

My commission expires: My Commission Expires November 25, 2000

WARRANTY DEED

Prepared by: SOUTHEAST TITLE of Tennessee, Inc. #9821623 7000 Executive Center Drive, Suite 100, Brentwood, TN 37027	
ADDRESS OF NEW OWNER: Phillip Bradley	SEND TAX BILLS TO: FIRST REPUBLIC MORTGAGE CORPORATION
356 Bart Drive	3212 West End Avenue, Suite 500
STREET ADDRESS Antioch, TN 37013	STREET ADDRESS Nashville, TN 37203
CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO. 162-4-62	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,
Jimmy Woodard and Tammy Woodard

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Phillip Bradley

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot Number 296 on the Plan of Antioch Park, Section 5, of record in Plat Book 4460 at page 58, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all of the property conveyed to Jimmy Woodard and Tammy Woodard by Deed of record in Book 9736 page 960, Register's office for said County.

This conveyance is subject to taxes for the year 1999 and subsequent years, easements and restrictive covenants of record and all matters appearing on the recorded plat referenced above.

05027792
IDENTIF. & REFERENCE
98 OCT 22 PM 2:31
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

6654 10/22 0101 03CHECK 325.50

THIS IS IMPROVED PROPERTY KNOWN AS 356 Bart Drive, Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 15 day of October , 1998

Jimmy R. Woodard
Jimmy Woodard

Tammy Woodard
Tammy Woodard

01 (9202) ELECTRONIC LASER FORMS, INC. - (313)293-8100 - (800)327-0545

State of Tennessee
County of Williamson

On this 15 day of October , 1998 , before me personally appeared Jimmy Woodard & Tammy Woodard to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

NOTARY PUBLIC AT LARGE

Notary Public

My Commission Expires November 25, 2000

State of Tennessee
County of

On this 15 day of October , 1998 , before me personally appeared to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

Notary Public

WARRANTY DEED

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	85000.00
CON TX	314.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	325.50
CHECK	325.50

10/22/98 01 14:35 0001 6654

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0502792
IDENTIF. ^ REFERENCE

98 OCT 22 PM 2:32

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1361854