0503005

IDENTIF. & REFERENCE

BOOK 11167 PAGE 12

WARRANTY DEED

98 OCT 23 AM 9:08

REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 88,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
21st DAY OF October 19 98

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C., 121 First Ave. Suite 200, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: OWNER (N)	MAP-PARCEL NUMBERS
John Chandler Israel (NAME)	~~Nashville Bank of Commerce~~ (NAME)	MAP 43-2
720 May Drive (ADDRESS)	~~2131 Abbott Martin Road~~ (ADDRESS)	PARCEL 114
Madison, TN 37115 (CITY) (STATE) (ZIP)	~~Nashville, TN 37215~~ (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, Wanda H. Hyde, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Chandler Israel and wife, Erin L. Israel

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:

Tract I:

Land in Davidson County, Tennessee, being Lot No. 95 on the Plan of Farview, Section III, of record in Plat Book 3700, page 113, Register's Office for Davidson County, Tennessee, and described as follows:

Said Lot No. 95 fronts 73 feet on the easterly side of May Drive and extends back between parallel lines, 140 feet to a dead line.

Being the same property conveyed to Wanda Hyde and Lillie Hickman, by deed from Buster C. Cathey and wife, Dianne McWhirter Cathey, of record in Book 5163, page 491, Register's Office for Davidson County, Tennessee. Being futher conveyed to Wanda H. Hyde, a/k/a Wanda Hyde, unmarried, by Quitclaim Deed from Lillie B. Hickman, a/k/a Lillie Hickman, unmarried, as of record in Book 11167, Page 10, Register's Office for Davidson County, Tennessee.

Tract II:

Land in Davidson County, Tennessee, and being a portion of Reserved Parcel B on the plan of Farview, Section 3, of record in Plat Book 3700, page 113,

CONTINUED

unimproved ( )
This is improved (X) property, known as 720 May Drive, 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 my hand this 21st day of October 19 98

Wanda H. Hyde
Wanda H. Hyde

10/23 0101 03CHECK 336.60

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wanda H. Hyde, unmarried

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 Franklin, Tennessee, this 21st day of October, 1998.

Commission expires 11/18/01

Notary Public

NOTARY PUBLIC AT LARGE WILLIAMSON 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 _____

LEGAL DESCRIPTION CONTINUATION

Register's Office for Davidson County, Tennessee, described as follows:

Beginning at an iron pin at the eastermost common corner of Lots 94 and 95 of Farview, Section 3; thence with the easterly line of Lot 95, N 21 deg. 31' 00" W 73.00 feet to an iron pin; thence leaving the easternmost common corner of lots 95 and 96, N 68 deg. 26' 57" E 146.27 feet to an iron pin; thence S 17 deg. 20' 02" E 73.20 feet to an iron pin; thence S 68 deg. 26' 57" W. 140.93 feet to the point of beginning, containing 0.24 acres more or less.

Being the same property conveyed to Wanda H. Hyde, unmarried, and Lillie B. Hickman, unmarried, by deed from Hubert L. Baker and wife, Marilyn A. Baker, as of record in Book 5812, page 196, Register's Office for Davidson County, Tennessee. Being further conveyed to Wanda H. Hyde, unmarried, by Quitclaim Deed from Lillie B. Hickman, unmarried, as of record in Book 11167, page 10, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:

Mortgage Loan Inspection prepared by John Kohl & Company, P.C. dated October 9, 1998, indicates 1.5 feet of neighbor's asphalt drive and fence line exceed the property line.

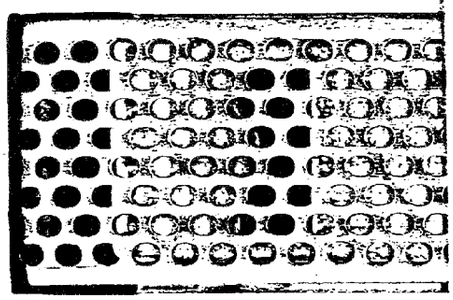
This Policy will insure by loss or damage caused by the forced removal of the encroachment by the entry of a decree of the court of a competent jurisdiction requiring removal of the aforementioned.

Taxes for the year 1999 and subsequent years, a lien, but not yet due and payable.

Plan of record in Book 3700, page 113, and amended in Book 4185, page 234, said Register's Office, shows an Owner's Certificate, certain notes, easements and setback lines.

Easement for Metro Government/Public Utility and Drainage, of record in Book 7426, page 291, said Register's Office.

TVA Transmission line easement of record in Book 7426, page 291, said Register's Office.



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

RECEIVED OF _____

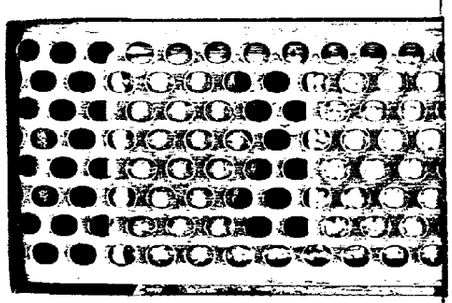
FOR _____

BOOK 11167 PAGE 14

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 88000.00
				CON TX 325.60
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 336.60
				CHECK 336.60
			10/23/98 01	09:10 0001 6877

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0503005
IDENTIF. # REFERENCE

98 OCT 23 AM 9:09

BILL GARNER II REGISTER
DAVIDSON COUNTY, TN.

No. 1362074