BOOK 11168 PAGE 726

WARRANTY DEED

File No: 00289276

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Darlene Bowman,	NationsBanc Mortgage	Map 96-13
[NAME]	[NAME]	
909 Shauna Drive	PO BOX 9001092	Parcel 140
[STREET ADDRESS OR ROUTE NUMBER]	[STREET ADDRESS]	
Nashville, TN 37214	Louisville, KY 40290-1092	
[CITY] [STATE] [ZIP]	[CITY] [STATE] [ZIP]	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------($10.00) Dollars, cash in hand paid by Grantee(s) and other good and valuable consideration accepted as cash the receipt and sufficiency of which are hereby acknowledged.

Jerry W. Higgins and wife, Harriett Higgins

have this day bargained and sold, and do hereby transfer and convey unto the said Darlene Bowman, unmarried

the Grantees herein, their (successors), heirs and assigns, certain real estate in DAVIDSON County Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

7370 10/26 0101 03CHECK 407.94

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value which ever is greater, for this transfer is $ 106,200.00

Subscribed and sworn to before me, this 22nd day of October, 1998

Affiant

My Commission Expires: [Affix Seal]

Notary Public

KIMBERLY D. HACKNEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

unimproved ( )

This is improved (X) property known as 909 Shauna Drive, Nashville, TN 37214
[House Number] [Street] [P.O. Address] [City or Town]

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenants that we are lawfully seized and possessed of real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, out heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 22ND day of OCTOBER, 19 98, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Jerry W. Higgins

Harriett Higgins,

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me Kimberly D. Hackney, a Notary Public in and for said County and State Jerry W. Higgins and wife, Harriett Higgins

the within named 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 Nashville, TN, this 22nd day of October, 19 98.

Kimberly D. Hackney
Notary Public

Commission expires 10-28-2002

KIMBERLY D. HACKNEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF
COUNTY OF

Before me, _____, a Notary Public of the _____ County aforesaid, personally appeared _____ with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be _____ of the _____, the within named bargainor, a corporation, and that _____ as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19 _____.

_____Notary Public

Commission expires _____

THIS INSTRUMENT WAS PREPARED BY:

JOSEPH B. PITT, JR., ATTORNEY
414 UNION STREET, SUITE 1800
NASHVILLE, TN 37219

WARRANTY DEED

FROM
Jerry W. Higgins and wife
Harriett Higgins

TO

Darlene Bowman

Compliments of
Chicago Title Insurance Company
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 21 on the Map of Malvin Heights, of record in Book 2330, page 83, Register's Office for Davidson County, Tennessee.

Said Lot No. 21 fronts 74 feet on the easterly side of Shauna Drive, and extends back 216.3 feet on the northerly line and 203.7 feet on the southerly line to a dead line in the rear on which it measures 74.1 feet.

Being the same property conveyed to Jerry W. Higgins and wife, Harriet Higgins, by Quitclaim Deed from Stephen Higgins and wife, Patricia Higgins, of record in Book 10571, page 415, Register's Office of Davidson County, Tennessee.

HARRIET HIGGINS AND HARRIETT HIGGINS ARE ONE AND THE SAME PERSON.

MAIL ENV.

98 OCT 26 AM 10:16

REGISTER
DAVIDSON COUNTY, TN.

0503475

IDENTIFICATION REFERENCE

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	
				106200.00
			CON TX	392.94
			PRFEE	1.00
			WDEED	12.00
			CFEE	2.00
			TOTAL	407.94
			CHECK	407.94
10/26/98	01		10:16 0001	7370

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0503475
IDENTIF. A REFERENCE

98 OCT 26 AM 10:16
WILL C. ARNOLD, REGISTER
DAVIDSON COUNTY, TN.

No. 1362556