File Box 24

BOOK 11181 PAGE 704

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER FOR THIS TRANSFER IS $ 130,000.00

Howard H. Wear
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF October 19 98

Tina D. Brown
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

COMMISSION EXPIRES: 3-23-2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Title Escrow, Inc., 640 Spence Lane, Suite 218, Nashville, Tennessee 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Howard H. Wear (NAME)	Tennessee Mortgage Corporation (NAME)	MAP 108-12B
1349 Timber Valley Drive (ADDRESS)	139 Charter Place (ADDRESS)	PARCEL 92
Nashville, TN 37214 (CITY) (STATE) (ZIP)	LaVergne, TN 37086 (CITY) (STATE) (ZIP)	3D 92517

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, David Neil Jackson and wife, Donna H. Jackson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Howard H. Wear, unmarried

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:

BEING Lot 191, Phase 1-A, Section Two, Harborview, of record in Book 6900, Page 758, and amended in Book 9096, Page 764, Register's Office, Davidson County, Tennessee.

Subject to Declaration of Covenants, Conditions, and Restrictions of record in Book 7471, Page 26; amended in Book 7646, Page 142, Book 7646, Page 147, Book 7732, Page 749, Book 8263, Page 534, Book 8271, Page 863, and Book 8297, Page 380; By-Laws of record in Book 7471, Page 62, amended in Book 8263, Page 540; Book 10316, Page 891; Charter of record in Book 7522, Page 339, amended in Book 8263, Page 554; and Quitclaim Deed conveying common area of record in Book 8297, Page 376, and Book 9108, Page 73, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to David Neil Jackson and wife, Donna H. Jackson by deed from Frank Batson Homes, Inc. of record in Book 9776, Page 637, Register's Office, Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to public utility and drainage easements, landscape easement, and minimum building setback lines of record in Book 6900, Page 758,

CONTINUED

unimproved ( )
This is improved (X) property, known as 1349 Timber Valley Drive, Nashville, TN 37214
(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 30th day of October 19 98

David Neil Jackson

Donna H. Jackson

BOOK 11181 PAGE 705

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 David Neil Jackson and wife, Donna H. Jackson

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 Nashville, Tennessee, this 30th day of October 19 98.

Commission expires 3-23-2002

Notary Public

TINA D. BROWN 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

LEGAL DESCRIPTION CONTINUATION

and amended in Book 9096, Page 764, said Register's Office.

This conveyance is subject to a Storm Water Detention Agreement of record in Book 7390, Page 270, said Register's Office.

0506787
IDENTIF. ▲ REFERENCE

98 NOV -2 PM 2:18

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

0862 11/02 0101 03CHECK 492.00

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11181 PAGE 706

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 130000.00
CON TX 481.00
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 492.00
CHECK 492.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID 11/02/98 0001 0862

0506787
IDENTIF. ↑ REFERENCE

98 NOV -2 PM 2:18

JILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1366017