RE-RECORD BOOK 11232 PAGE 887

BOOK 10425 PG 310

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF April 19 97

Notary Public

MY COMMISSION EXPIRES: 11-27-99
(AFFIX SEAL)

BERTA D. WHITAKER NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN & ASSOCIATES, INC., 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael E. Cox (NAME)	Tucker Federal Bank (NAME)	MAP 33-8
154 Hardaway Drive (ADDRESS)	P.O. Box 211788 (ADDRESS)	PARCEL 66
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	Augusta, GA 30917-1788 (CITY) (STATE) (ZIP)	GO 6062

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, Estate of Ira T. Leighton, Deceased, Marie Felts, Executrix and Maxine Bartoul

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael E. Cox and wife, Jennifer L. Cox

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 No. 305 on the Plan of Gatewood, Section II, as of record in Plat Book 3700, pages 144 and 145, Register's Office for Davdison County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said lot.

BEING the same property conveyed to Ira T. Leighton by deed from Charles E. Hampton and wife, Mai O. Hampton of record in Book 9787, page 126, Register's Office for Davidson County, Tennessee. The said Ira T. Leighton, having since died December 18, 1996, a resident of Davidson County, Tennessee. By the Last Will and Testatment of IRA THOMAS LEIGHTON, of record in Will Book 212, page 615, Probate Court, Davidson County, Tennessee, property was devised to Maxine Bartoul.

THIS INSTRUMENT IS BEING RE-RECORDED DUE TO THE NOTARY SECTION NOT BEING DATED.

2286 04/23 0101 03CHECK 305.00

0296947 IDENTIF. ↑ REFERENCE

97 APR 23 AM 9:04
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0519873 IDENTIF. ↑ REFERENCE

RE-RECORD
98 DEC -3 AM 8:19
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 154 Hardaway Drive, Goodlettsville, TN 37072
(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 this EIGHTH day of APRIL 19 97

Estate of Ira T. Leighton
By: Marie Felts Exec
Marie Felts, Executrix

X Maxine Bartoul
Maxine Bartoul

RE-RECORD BOOK 11232 PAGE 888

BOOK 10425 PG 311

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 Marie Felts

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 11th day of April 19 97

Commission expires 12-27-97

Notary Public

BERTA S. WHITAKER NOTARY PUBLIC STATE OF 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

STATE OF OHIO
COUNTY OF* Summit

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MAXINE BARTOUL the bargainor (s), 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* Sagamore Hills, Ohio, this * 17th day of April, 1997.

Commission Expires:* 10-28-97

KATHLEEN E. BRADLEY
NOTARY PUBLIC, STATE OF OHIO
Recorded in Summit County
My Comm. Expires Oct. 28, 1997

* Kathleen E. Bradley
Notary Public
(Kathleen E. Bradley)

4773 12/03 0101 03CHECK 10.00