BOOK 11242 PAGE 169

STATE OF TENNESSEE
COUNTY OF DAVIDSON 47
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 109,800.00

Phillip R. Fugua
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF November 19 98

Notary Public

MY COMMISSION EXPIRES: 3/23/02
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Phillip R. Fugua (NAME)	Franklin American Mortgage (NAME)	MAP 41
7158 Douglas Road (ADDRESS)	214 Overlook Court, Suite 150 (ADDRESS)	PARCEL 65
Joelton, Tennessee 37080 (CITY) (STATE) (ZIP)	Brentwood, Tennessee 37027 (CITY) (STATE) (ZIP)	14D38570

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, Michael Lee Jackson and wife, Sherri Ann Jackson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Phillip R. Fugua, 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:

LAND in Davidson County, Tennessee, being Lot No. 27 on the Division of Bidwell Property in the 14th Civil Distict of said County, described according to a map made by Hickerson Engineers, dated May 30.1965, as follows:

SAID Lot fronts 149 feet on the east side of Douglas Road and extends back 710 feet on the north line and 572 feet on the south line to a dead line in the rear and measures 200 feet.

Being the same property conveyed to Michael Lee Jackson and wife, Sherri Ann Jackson by deed from Jackie Tickle, Administratrix of the Estate of James Wayne Stinson, Deceased, of record in Book 9366, Page 707, Register's Office for said County.

0522234
IDENTIF. ↑ REFERENCE

98 DEC -8 PM 1:33
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 7158 Douglas Road, Joelton, Tennessee 37080
(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 25th day of November, 19 98

Michael Lee Jackson

Sherri Ann Jackson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 11242 PAGE 170

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael Lee Jackson and wife, Sherri Ann 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 Goodlettsville, Tennessee, this 25th day of November 19 98

Commission expires 3-28-00

Notary Public

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

7263 12/08 0101 03CHECK 417.63

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11242 PAGE 171

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 109900.00
				CON TX 406.63
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 417.63
				CHECK 417.63
			12/08/98 01	13:34 0001 7263

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0522234
IDENTIF. ↑ REFERENCE

98 DEC -8 PM 1:33

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

No. 1382253