WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 206,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF December, 19 98

Notary Public

MY COMMISSION EXPIRES: 11-[illegible]
(AFFIX SEAL)

NOTARY PUBLIC 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	MAP-PARCEL NUMBERS
Chelius H. Carter (NAME)	Owner (NAME)	MAP 118-13
1105 Grandview Drive (ADDRESS)	(ADDRESS)	PARCEL 43
Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	(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, Verna C. Tucker, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Chelius H. Carter, an unmarried person

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. 61 on the Map of Section 1, Oriental Golf Club Subdivision, not of record, described according to a survey made by E. J. Wilkinson, Surveyor, December 17, 1938, as follow:

Beginning on the southerly margin of Grandview Drive at a point 825.5 feet west of the westerly margin of 10th Avenue, South, said point being the corner of Lots Nos. 61 and 62; thence with the line between said two lots southwardly 201.5 feet; thence westwardly 75 feet to the corner of Lots Nos. 60 and 61; thence with the line between said two lots northwardly 201.5 feet to the southerly margin of Grandview Drive; thence with said drive eastwardly 75 feet to the beginning.

Being the same property conveyed to Elmo B. Tucker and wife, Verna C. Tucker by deed from Oscar F. Noel and John H. Noel, Jr. Trustees of record in Book 1035, page 445, Register's Office for Davidson County, Tennessee. The said Elmo B. Tucker having since deceased.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Plat of record in Book 1424, page 10, said Register's Office, shows an Owner's Certificate, certain notes, easements and setback lines.

CONTINUED

unimproved ( )
*this is improved (X) property, known as 1105 Grandview Drive, Nashville, Tennessee 37215
(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.

In witness My hand this 7th day of December 19 98

Verna C Tucker by Camilla P. Rose, Attorney in fact

Verna C. Tucker

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____, the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
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

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Camille P. Phillips with whom I am personally acquainted and who acknowledged she is the Attorney-in-Fact of Verna C. Tucker and is authorized by Verna C. Tucker to execute this instrument on her behalf.

Witness my hand and official seal this 7TH day of December, 1998.

My commission expires: 11-18-01

DONALD R. BARRETT NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY

_____
Notary Public

9153 12/11 0101 03CHECK 773.20

LEGAL DESCRIPTION CONTINUATION

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

05239980
IDENTIF. & REFERENCE
98 DEC 11 AM 9:27
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11248 PAGE 124

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0523980
IDENTIF. # REFERENCE

98 DEC 11 AM 9:27

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	206000.00
CON TX	762.20
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	773.20
CHECK	773.20

12/11/98 01 09:28 0001 9153

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1398628