WARRANTY DEED

File No: 00290249

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Bradley E. Smith	FT Mortgage Companies	Map 160-1
[NAME]	[NAME]	
837 Forest Hills Drive	POB 80140	Parcel 12
[STREET ADDRESS OR ROUTE NUMBER]	[STREET ADDRESS]	
Nashville TN 37220	Atlanta GA 30366	
[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.

Jacquelyn Marie Turner Harrell, Ahval Edward Turner, Jr. individually and as Trustee for Sean Edward Turner, Cheryl Lynn Turner Fewell and Melanie Ann Turner Weller Burress have this day bargained and sold, and do hereby transfer and convey unto the said Bradley E. Smith and wife, Gretchen B. Smith

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.

MAROLYN M. BLANKMAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

STATE OF Tennessee } The actual consideration or value which ever is greater,
COUNTY OF Williamson } for this transfer is $ 270,000.00

Subscribed and sworn to before me, this the 27TH day of DECEMBER, 19 98

Affiant

My Commission Expires 01/27/01 [Affix Seal]

Notary Public Marolyn M. Blankman

unimproved ( )
This is improved (X) property known as 837 Forest Hills Drive, Nashville
[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 27TH day of DECEMBER, 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.

Cheryl Lynn Turner Fewell by Melanie Ann Turner Weller Burress, her Attorney in Fact

Melanie Ann Turner Weller Burress

Jacquelyn Marie Turner Harrell by Melanie Ann Turner Weller Burress, her Attorney in Fact

Ahval Edward Turner, Jr., individually and as Trustee for Sean Edward Turner, by Melanie Ann Turner Weller Burress, his Attorney in Fact

Ahval Edward Turner, Jr., Trustee

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me Marolyn M. Blankman, a Notary Public in and for said County and State Melanie Ann Turner Weller Burress

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 she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Williamson COUNTY, Tennessee this 14TH day of DECEMBER, 19 98.

MAROLYN M. BLANKMAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Marolyn M. Blankman Notary Public
Marolyn M. Blankman

Commission expires 01/27/01

STATE OF
COUNTY OF

Before me, _____, a Notary Public of the State and 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

_____

TO

_____

_____

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

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Melanie Ann Turner Weller Burress, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Jacquelyn Marie Turner Harrell, and who acknowledged that she executed the same as the free act and deed of said Jacquelyn Marie Turner Harrell.

Witness my hand, at Brentwood, Tennessee, this 27th day of December, 1998.

Marolyn M. Blankman
Notary Public

My commission expires: 01-27-01

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Melanie Ann Turner Weller Burress, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Ahval Edward Turner, Jr., individually and as Trustee for Sean Edward Turner, and who acknowledged that she executed the same as the free act and deed of said Ahval Edward Turner, Jr., individually and as Trustee for Sean Edward Turner.

Witness my hand, at Brentwood, Tennessee, this 27th day of December, 1998.

Marolyn M. Blankman
Notary Public

My commission expires: 01-27-01

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Melanie Ann Turner Weller Burress, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Cheryl Lynn Turner Fewell and who acknowledged that she executed the same as the free act and deed of said Cheryl Lynn Turner Fewell.

Witness my hand, at Brentwood, Tennessee, this 27th day of December, 1998.

Marolyn M. Blankman
Notary Public

My commission expires: 01-27-01

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 119 of the Oak Hill Estates Subdivision, Section 1 on the Plan of of record in Book 3700, page 118, 119, and 120, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being part of the same property conveyed to A. E. Turner and wife, Myrtle M. Turner by deed from J.B. Downey, Trustee, of record in Book 4160, page 922, register's Office for Davidson County, Tennessee. The said A.E. Turner having since died and Myrtle M. Turner Ezell having remarried and conveyed a one-twelfth (1/12th) undivided interest each unto Ahval Edward Turner, Jr., Jacquelyn Marie Turner Harrell, Cheryl Lynn Turner Fewell, and Melanie Ann Turner Weller by QCD of record in Book 9560, page 762 said Registers Office. The said Myrtle M. Turner Ezell having since died restate, by will of record in Will Book 218, page 847, case #98P354, Probate Court for Davidson County, Tennessee and her interest was devised to Sean Edward Turner and Jacquelyn Marie Turner Harrell

.143

053581
IDENTIF. ↑ REFERENCE

99 JAN -6 PM 2:26

[illegible] REGISTER
DAVIDSON COUNTY, TN.

9422 01/06/99 0101 03C 1010

CHECK 1018.00

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11285 PAGE 470

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

EAMT 270000.00
CON TX 999.00
PRFEE 1.00
WDEED 16.00
CFEE 2.00
TOTAL 1018.00
CHECK 1018.00

01/06/99 01 14:23 0001 9422

053581

IDENTIF. ↑ REFERENCE

99 JAN -6 PM 2:26

JILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1408802