39-B

WARRANTY DEED

BOOK 11356 PG. 849

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 148,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
22nd DAY OF February 19 99

Notary Public

MY COMMISSION EXPIRES: 9-29-2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MICHAEL C. GEIGER (NAME)	FT Mortgage Companies (NAME)	MAP 104-2
3129 Parthenon Avneue (ADDRESS)	10741 King William Drive (ADDRESS)	PARCEL 083.00
Nashville, TN 37203 (CITY) (STATE) (ZIP)	Dallas, TX 75220 (CITY) (STATE) (ZIP)	21W-03510

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, ROBERT G. CURRIE AND WIFE, LINDA E. DOYAL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL C. GEIGER

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 the east 56 feet of Lot No. 66 on the Revised Map of West End Park, as of record in Book 421, page 82 and 83, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Said part of said lot fronts 56 feet on the southerly side of Parthenon Street and runs back 145.8 feet on the easterly line and 145.7 feet, more or less, on the westerly line to an alley in the rear on which it measures 56 feet.

BEING the same property conveyed to Robert G. Currie and Barbara L. Sanders, by Deed from Ann Walters Robeson, Kenneth Edward Walters, Harold Wayne Walters, Gerald Ray Walters, Barbara Walters Woody, James Bernard Dodson, Jean Ann Dodson Layne, Judy Dodson Fly and Norma Dean Smith Cadieux, of record in Book 5615, Page 811, and from Robert G. Currie and Barbara L. Sanders of record in Book 5919, page 869, Register's Office for Davidosn County, tennessee. Robert G. Currie and Barbara L. Sanders conveyed to Robert G. Currie of record in Book 6904, page 148, said Register's Office, Robert G Currie quitclaimed his interest in the property to Robert G. Currie and wife, Linda E. Doyal in Book 7413, page 981, Register's Office for Davidson County, Tennessee.

CONTINUED ON PAGE TWO

unimproved ( )
This is improved (X) property, known as 3129 Parthenon Avenue, Nashville, TN 37203
(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 22nd day of February 19 99

Robert G Currie
ROBERT G. CURRIE

Linda E Doyal
LINDA E. DOYAL

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

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 ROBERT G. CURRIE AND WIFE, LINDA E. DOYAL

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 22nd day of February 19 99.

Commission expires 3/27/01

KIMBERLY R. DOUGHER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

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

CONTINUATION OF LEGAL DESCRIPTION

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

055 31473
IDENTIF. # REFERENCE
99 FEB 25 PM 4:03
REGISTER
COUNTY, TN.
0592 02/25 0101 03CHECK 560.4

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11356 PG. 851

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

05534 73
IDENTIF. A REFERENCE

99FEB 25 PM 4:03

REGISTER
DAVIDSON COUNTY, TN.

CAMT	148500.00
CON TX	549.45
PRFEE	1.00
MBEED	8.00
CFEE	2.00
TOTAL	560.45
CHECK	560.45

02/25/99 01 16:01 0001 0592

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1429797