RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(37694)

BOOK 11386 PG. 19

STATE OF TENNESSEE
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 128,500.00

Stephen T. Kirkpatrick
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF March 19 99

ALAN D. MAZER
Notary Public
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES 5/26/02

PREPARED BY:
BRIAN L. SMITH, ESQ. & ASSOCIATES
POST OFFICE BOX 663
GALLATIN, TENNESSEE 37066

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Stephen T. Kirkpatrick (NAME)	First Trust Mortgage Company (NAME)	172-12-A-111
105 Woodfield Court (STREET ADDRESS OR ROUTE NUMBER)	6525 Quail Hollow, Ste. 300 (STREET ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (P.O. ZIP)	Memphis, TN 38120 (CITY) (STATE) (ZIP)	

FOR AND IN 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, Davids W. Folds and wife, Kathy C. Folds

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stephen T. Kirkpatrick and wife, Jennifer A. Kirkpatrick

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. 349, on the plan of Section Eight, Bradford Hills, as shown on plat of record in Plat Book 7900, Page 6, and Book 7900, Pages 387 and 388, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to Davids W. Folds and wife, Kathy C. Folds, by Deed of Record in Book 8908, page 938, Register's Office for Davidson County, Tennessee.

The signature of Davids W. Folds is signed by his duly appointed Attorney-in-fact Kathy C. Folds, pursuant to the Power of Attorney recorded simultaneously herewith.
Subject to any and all plats, easements, restrictions, and other matters of record.
The above legal description is the same as that contained in the previous deed of record.

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

unimproved ( ) This is improved ( ) property, known as 105 Woodfield Court (House Number) (Street) Nashville, TN 37211 (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. 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 my hand(s) this 12th day of March, 19 99

~~Davids W. Folds~~ ~~Kathy C. Folds~~ Kathy C. Folds

~~Davids W. Folds by Kathy~~ C Folds attny. in fact

STATE OF TENNESSEE }
COUNTY OF Davidson

BOOK 11386 PG. 20

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kathy C. Folds

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 Brentwood, Tennessee, this 12th day of March, 19 99.

Commission expires 11/16/00

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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_____.

Commission expires _____

Notary Public

WARRANTY DEED

FROM

TO

Furnished by:

99 MAR 16 AM 9:37
PAUL CHERRY REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

05617 42

9271 03/16 0101 03CHECK 486.45

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Kathy C. Folds, attorney-in-fact for David W. Folds, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney-in-fact of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 12th day of March, 1999.

My Commission Expires: 11/16/00

Notary Public

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK **11386** PG. **21**

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

0561742

IDENTIF. ↑ REFERENCE

99 MAR 16 AM 9:37

WILLIAM GARRETT REGISTER
DAVIDSON COUNTY, TN.

		CAMT	
			128500.00
		CON TX	475.45
		PRFEE	1.00
		WDEED	8.00
		CFEE	2.00
		TOTAL	486.45
		CHECK	486.45
03/16/99	01	09:36	0001 9271

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1438399