FILE BOX 45

WARRANTY DEED

BOOK 11537 PAGE 815

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 115,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF June 19 99

Notary Public

MY COMMISSION EXPIRES: 3/24/01

(AFFIX SEAL)

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN TITLE & ESCROW, INC., 213 A Ward Circle, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard Oglesby (NAME)	Tucker Federal Bank, d/b/a (NAME)	165-00-0-122.00
1904 Port James Circle (ADDRESS)	P O Box 211788 (ADDRESS)	
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Augusta, GA 30917-1788 (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, Fischer and Ford Group, LLC

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard Oglesby and wife, Amanda Oglesby

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. 3 on the Plan of Lakewood Village, Section One, of record in Book 9700, Page 555, and Boundary Plat of record in Book 9700, Page 464 Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being a part of the same property conveyed to Fischer & Ford Group, LLC by deed from Annie Elizabeth Perry, Executor of the Estate of Fannie Lou Wheeler of record in Book 10535, Page 523 Register's Office for Davidson County, Tennessee.

2753 06/29 0101 03CHECK 439.83

This conveyance is subject to taxes for 1999 and subsequent years, easements, and restrictions of record.

99 JUN 22 AM 10:57

REGISTER'S OFFICE DAVIDSON COUNTY, TN

06026619

IDENTIFICATION REFERENCE

unimproved ( )
This is improved (X) property, known as 1904 Port James Circle, Antioch, Tennessee 37013
(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 my hand this 18th day of June, 19 99

Fischer and Ford Group, LLC
By:
James A. Ford, Secretary
James A. Ford

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF

BOOK 11537 PAGE 816

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 WILLIAMSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared James A. Ford and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Secretary and _____ respectively of the Fischer and Ford Group, LLC the within named bargainor, ~~and corporation~~ and that he as such Secretary 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 James A. Ford as such Secretary, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 18th day of June 19 99.

My commission expires 11-27-99

Joyce Jordan
Notary Public

JOYCE JORDAN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires NOV 27 1999

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 11537 PAGE 817

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

06026619

IDENTIFICATION REFERENCE

99 JUN 22 AM 10:57

REGISTER'S OFFICE
NASHVILLE, TN.

CAMT	115900.00
CON TX	428.83
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	439.83
CHECK	439.83

06/22/99 01 11:01 0001 2753

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1481300