FILE BOX 9-B
FIRST TITLE & ESCROW CO., INC.
#16677

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
under supervision of: Nathan C. Lee, Esq. P.O.Box 358 Chester, Virginia 23831	FT MORTGAGE COMPANIES DBA FIRST TENNESSEE MORTGAGE CO., INC. P. O. Box 146 (STREET ADDRESS) Memphis, Tennessee 38101 (CITY) (STATE) (ZIP)	118-09-262

THIS INDENTURE, made and entered into this 29th day of July, 19 99, by and between

JOHN M. CARRICO, an unmarried man party of the first part, and

KATHLEEN ANN PERRY, AN UNMARRIED WOMAN party of the second part,

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Nashville County of Davidson State of Tennessee,

SEE EXHIBIT A

Property address: 3321 Lealand Lane, Nashville, Tennessee 37204

06188826
IDENTIF. ↑ REFERENCE
99 AUG -2 PM 12:56
REGISTER
DAVIDSON COUNTY, TN.

BOOK 11599 PAGE 260

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby convenant with the said party of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered,

Subject to restrictions of record, conditions, reservations and easements, zoning ordinances, if any, and general taxes and assessments not yet due and payable.

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

X _____
JOHN M. CARRICO

INDIVIDUAL

STATE OF TENNESSEE,
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of said County and State, John M. Carrico, an unmarried man, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 16 day of July, 19 99.

My Commission Expires 3-22-02 day of _____, 19____.

X _____
Notary Public

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is. $127000, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Kathleen Ann Perry
Affiant

Subscribed and sworn to before me this 16 day of July, 19 99

_____
NOTARY PUBLIC

My commission expires: 3-22-02

PROPERTY ADDRESS:

080227 03:01 PM 08/02/99
480.90

JOHN M. CARRICO
an unmarried person
3321 Lealand Land
Nashville, Tennesse 37204

EXHIBIT A

LAND in Davidson County, Tennessee, being Lot No. 1-B on the Plan of Zone Lot Division Lots 1 & 3 Binkley of record in Plat Book 6200, page 325, and amended in Book 6250, page 967, said Register's Office.

SAID Lot No. 1-B fronts 54.28 feet on the westerly margin of Lealand Land and extends back 222.00 feet on the northerly line and 188.59 feet on the southerly line to a dead line in the rear, measuring 41.38 feet thereon.

BEING the same property conveyed to John M. Carrico, by deed from Lloyd D. Smith and wife, Sharon E. Smith, of record in Book 10382, page 831, said Register's Office.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

06188826

IDENTIF. ↑ REFERENCE

99 AUG -2 PM 12:56

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	127000.00
CON TX	469.90
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	480.90
CHECK	480.90

08/02/99 01 13:01 0001 0227

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1498453