FILE BOX 45

WARRANTY DEED

Instr:200003130025627 Page: 1 OF 2
REC'D FOR REC 03/13/2000 2:17:11PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $460.65

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 124,500.00
Dana Palmer
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF March 20 00

Marie Bradford
Notary Public

MARIE BRADFORD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES: 1/26/02
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dana Palmer (NAME)	First Franklin Financial Corp. (NAME)	MAP 43-2
907 Snow Avenue (ADDRESS)	2150 North First Street (ADDRESS)	PARCEL 36
Madison, TN 37115 (CITY) (STATE) (ZIP)	San Jose, CA 95131 (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, Mark Oliphant and Melinda Thompson and Emily Jordan, Heirs of Emily L. Oliphant

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dana Palmer, unmarried

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 part of Lot No. 28 on the plan of Dixie Pure Food Company's Subdivision, as of record in Book 161, Page 131, and Book 332, Page 51, both in the Register's Office for Davidson County, Tennessee, and being further described as follows:

Beginning at a point in the westerly margin of Snow Avenue, 120 feet southerly from the southwest corner of the intersection of Park and Snow Avenues, the southeast corner of the property conveyed to D. N. Covington and wife, Atlas Palmer Covington, by deed from George P. Howell and William H. Howell, of record in Book 2486, Page 425, Register's Office for said County; thence westwardly along the southerly line of said Covington property 294.5 feet, more or less, to a point, the southwest corner of said Covington property; thence south 6 deg. 50 min. east 105 feet to a point; the northwest corner of the property conveyed to Jack B. Baird and wife, Sarah S. Baird, by deed from George P. Howell and William H. Howell, of record in Book 2453, Page 217, said Register's Office; thence eastwardly along the northerly line of said Baird property 300 feet, more or less, to a point in the westerly margin of said Snow Avenue, the northeast corner of said Baird property; thence with the margin of said Snow Avenue northwardly 120 feet, more or less, to the beginning.

CONTINUED

unimproved ( )
This is improved (X) property, known as 907 Snow Avenue, Madison, TN 37115
(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 10th day of March, 20 00

Mark Oliphant

Emily Jordan

Melinda Thompson

Melinda Thompson

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 Mark Oliphant and Melinda Thompson and Emily Jordan, Heirs of Emily L. Oliphant

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 10th day of March, 20 00.

Commission expires 1/26/02

/Marie Bradford
Notary Public

MARIE BRADFORD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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(or proved to me on the basis of satisfactory evidence) 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 _____ 20_____ .

My commission expires _____

_____
Notary Public

LEGAL DESCRIPTION CONTINUATION

BEING the same property conveyed to Courtney T. Oliphant and wife, Emily P. Oliphant by deed from George P. Howell and William H. Howell, of record in Book 2542, Page 37, Register's Office for said County. The said Courtney T. Oliphant having predeceased Emily P. Oliphant and the said Emily P. Oliphant now deceased.

This conveyance is made subject to: (1) 2000 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Book 161, Page 131 and Book 332, Page 51, said Register's Office.