file box 8/jcb

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Christopher T. Snider 738 Templeton Drive Nashville, TN 37205	BancPlus Savings Association P.O. Box 47524 San Antonio, TX 78265-6020	MAP 102-15 PARCEL 077 8DZ-49060

WARRANTY DEED BOOK 6881 PAGE 150

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Roy Simpson and Sue P. Turner

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Christopher T. Snider and wife, Susan C. Snider

hereinafter called the Grantee, Grantee's 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. 259 on the plan of Brook Meade, Section VII, of record in Book 2331, page 5, Register's Office for said County.

SAID Lot No. 259 fronts 120 feet on the northwesterly margin of Templeton Drive and extends back 370.6 feet on the northwesterly line and 378.2 feet on the southeasterly line to a dead line in the rear, measuring 120.2 feet thereon.

Being the same property conveyed to Roy Simpson and Sue P. Turner and Toby Cummins by deed from Timm A. Wilkin, unmarried, of record in Book 6309, page 613, said Register's Office. Toby Cummins has since conveyed his undivided 1/3 interest in subject property to Roy Simpson, and Sue P. Turner by deed of record in Book 6543, page 724, said Register's Office.

The property herein conveyed is subject to restrictive covenants of record in Book 2333, page 629, said Register's Office, and to the matters set forth in the above referenced plan of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to Dominion Bancshares Mortgage Corporation of record in Book 6108, page 111, Register's Office for Davidson County, Tennessee, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantee.

This is (un)improved property, known as 738 Templeton Drive, Nashville, TN 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 6th day of June, 19 86

Sue P. Turner

Roy Simpson

STATE OF TENNESSEE
COUNTY OF Davidson

On this 6th day of June, 19 86, before me personally appeared Roy Simpson and Sue P. Turner, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

My Commission Expires: 10-24-88

Notary Public

BOOK 6881 PAGE 151

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 78,500.00.

Christopher T. Snider
Affiant

Subscribed and sworn to before me, this the 6th day of June, 19 86.

My Commission Expires: 10-24-88

_____
Notary Public

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE STATE OF TENN.

08603

IDENTIFICATION REFERENCE

JUN 9 2 39 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

from:
Roy Simpson and Sue P. Turner

to:
Christopher T. Snider and wife,
Susan C. Snider

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-25262

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6881 PAGE 152

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			78500.00- CONT.	
			204.10 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 210.60-	
			3262A06/09/86 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0 8 6 0 3

IDENTIFICATION REFERENCE

JUN 9 2 39 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 256889