File Box 16 (DBS)

BOOK 8097 PAGE 809

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $630,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF April, 19 90

Notary Public

MY COMMISSION EXPIRES: 5/20/92

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Baker, Worthington, 1700 Nashville City Center, Nashville, Tennessee 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
First American National Bank (NAME)	First American National Bank (NAME)	Map 144-8-B
2 Castlewood Court (STREET ADDRESS OR ROUTE NUMBER)	Attn: Donald R. Mullican, EVP First American Center (STREET ADDRESS)	Parcel 12
Nashville, Tennessee 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37237-0602 (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, Andrew G. Higgins and Linda C. Higgins, Husband and Wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO First American National Bank, a national banking association with principal offices located in Nashville, Tennessee

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:

Being Lot No. 12 on the Plan of Castlewood of record in Book 6250, page 267, Register's Office for said County, to which plan reference is here made for a more complete description of said lot.

Being the same property conveyed to Andrew G. Higgins and wife, Linda C. Higgins, by deed from Estes-Taylor Company, a Tennessee corporation, of record in Book 6822 page 408, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: 1990 taxes, which have been prorated and Grantee agrees to assume, Covenants, Conditions, Restrictions and By-Laws of Castlewood Homeowners Association of reocrd in Book 6483, page 391, and the Plan of record in Book 6250, page 267, Register's OFfice for Davidson County, Tennessee.

This is improved (XX) unimproved ( ) property, known as 2 Castlewood Court, Nashville, Tennessee 37215
(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 their hand s this 16th day of April, 19 90

Andrew G. Higgins

Linda C. Higgins

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Jerry I. Kimbro, a Notary Public in and for said County and State, the within named Andrew G. Higgins and wife, Linda C. Higgins

the bargainors, 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 April, 1990.

Jerry I Kimbro Notary Public

Commission Expires May 13, 1990

JERRY I. KIMBRO NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
Andrew G. Higgins and wife, Linda C. Higgins

TO
First American National Bank

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

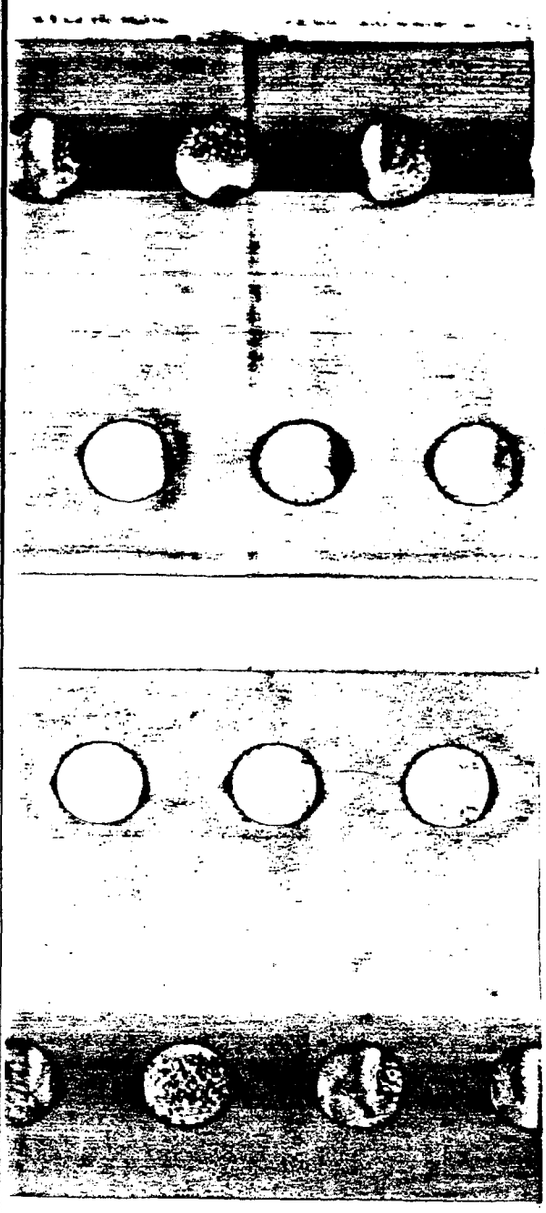
22361

IDENTIF. REFERENCE

Apr 27 4 05 PM '90

DAVIDSON COUNTY

5410 04/27 0101 03CHECK 2086.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

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		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 630000.00
CON TX 2079.00
PRFEE 1.00
WDEED 6.00
TOTAL 2086.00
CHECK 2086.00

04/27/90 01 16:05 0001 5410

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

22361

IDENTIF. REFERENCE

APR 27 4 06 PM '90

DAVIDSON COUNTY TN

No. 314466