File 9896

File Box 38

BOOK 8303 PAGE 572

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
ANNA CHRISTINE DACUS (NAME)	CAVALRY BANKING FEDERAL SAVINGS (NAME)	Map 150-2
529 MOSS LANDING DRIVE (STREET ADDRESS OR ROUTE NUMBER)	114 West College Street (STREET ADDRESS)	Parcel 59
ANTIOCH, TENNESSEE 37013 (CITY) (STATE) (P. O. ZIP)	Murfreesboro, TN 37130 (CITY) (STATE) (ZIP)	F.B. 2DX3004

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, STEPHEN R. HUMPHRIES AND WIFE, CATHLEEN A. HUMPHRIES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANNA CHRISTINE DACUS, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 62 on the Plan of Section Two Percy Priest Meadows, as of record in Plat Book 4860, page 15, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Stephen R. Humphries and wife, Cathleen A. Humphries by deed from John F. Warfield and wife, Jocelyn C. Warfield of record in Book 5178, page 128, said Register's Office.

This conveyance is made subject to: (1) 1991 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 4914, page 404; and (3) All matters appearing on the Plan of record in Plat Book 4860, page 15, said Register's Office.

96862

IDENTIF. REFERENCE

MAR 5 [illegible] AM '91

DAVIDSON [illegible]

unimproved ( )
This is improved (XX) property, known as 529 MOSS LANDING DRIVE, ANTIOCH, TENNESSEE 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 28th day of February, 1991.

Stephen R. Humphries
STEPHEN R. HUMPHRIES

Cathleen A. Humphries
CATHLEEN A. HUMPHRIES

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STATE OF TENNESSEE
COUNTY OF Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, STEPHEN R. HUMPHRIES AND WIFE, CATHLEEN A. HUMPHRIES with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 28th day of February, 19 91

My commission expires 3-11-91 Notary Public Helen R. Scott

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson County

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,500.00

Anna Christine Dacus
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF February, 1991

MY COMMISSION EXPIRES: 3-11-91 (AFFIX SEAL) Helen R. Scott
Notary Public

WARRANTY DEED

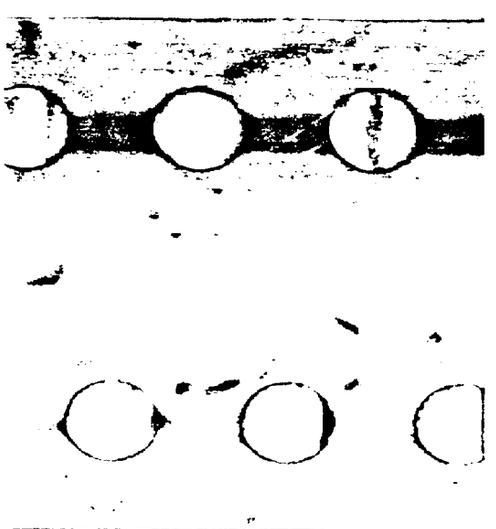
FROM: STEPHEN R. HUMPHRIES AND WIFE, CATHLEEN A. HUMPHRIES

TO: ANNA CHRISTINE DACUS

0902 03/05 0101 03CHECK 262.75

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

File Box 38



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

RECEIVED OF _____

FOR _____

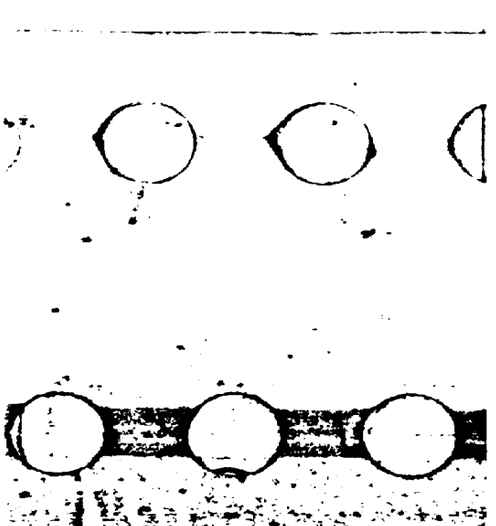
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CV	CONVEYANCE	CC	CERTIFIED COPY	MISC	MISCELLANEOUS
MA	MORTGAGE	REL	RELEASE	CO TAX	STATE TAX CONVEY
WD	WARRANTY DEED	UCC	UNIFORM COMMERCIAL CODE	MO TAX	STATE TAX MORT
TD	TRUST DEED			PRFEE	PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	77500.00
CON TX	255.75
PRFEE	1.00
MDEED	6.00
TOTAL	262.75
CHECK	262.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 05.03.91 01 08:28 0001 0902



96862

IDENTIF. REFERENCE

Mar 5 2 25 PM '91

DAVIDSON COUNTY TN

No. 401731