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PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (ljh)
(title no. 31745)
Dav. Co. File: Box 8

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 110000.00

Affiant

Sworn and subscribed before me this 31st day of March, 1992.

Notary Public

My Comm. Expires: 7/6/92

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

ADDRESS NEW OWNER:
Richard G. Williams
130 Blackburn Avenue
Nashville, TN 37205

RESPONSIBLE FOR PAYMENT OF TAXES:
Chemical Bank, N.A., c/o Chemical Financial Services Corp.
1000 Northchase, Ste. 109
Goodlettsville, TN 37072

MAP-PARCEL NUMBERS
130-1-155

WARRANTY DEED

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, the undersigned **Elise R. Stephens, a single person,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Richard G. Williams and Linda J. Perkins, as joint tenants with right of survivorship,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, Lot No. 56 on the Map of Bransford Realty Company's Belle Meade Golf Links Subdivision recorded in Book 421, pages 94 and 95, Register's Office for Davidson County.

Said Lot No. 56 fronts 60 feet on the southwesterly margin of Blackburn Avenue and extends back between parallel lines 190 feet to a dead line.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

Being the same premises conveyed to Elbert M. Stephens and wife, Elise R. Stephens by deed from John Walton Walton and wife, Elizabeth M. Walsh of record in Book 1760, page 496, said Register's Office. Elbert M. Stephens has since died.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

This instrument is executed on behalf of Elise R. Stephens by Mary Earl Scoville as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

This is improved property, known as: 130 Blackburn Avenue, 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.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

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.

WITNESS THE EXECUTION HEREOF this 31st day of March, 1992.

Elise R Stephens

Elise R. Stephens, By: Mary Earl Scoville, Atty-In-Fact

State of Tennessee
County of Davidson

On this 31st day of March, 1992, before me the undersigned authority, personally appeared Mary Earl Scoville, 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 the execution as a free act and deed.

My Commission Expires: _____

Notary Public

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 **Mary Earl Scoville**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Elise R. Stephens**, as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at Nashville, Tennessee, this the 31st day of March, 1992.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Christy Wilkins Ivey
Notary Public

My Commission Expires: Sept 16, 1995

EXHIBIT "A"
To
WARRANTY DEED

FROM: Elise R. Stephens

TO: Richard G. Williams and Linda J. Perkins

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

Mary Earl Scoville
Mary Earl Scoville, Affiant

Sworn to and subscribed before me this

31st day of March, 1992.

Christy Wilkins Ivey
Notary Public

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: Sept 16, 1995

9 9 7 1.

IDENTIFICATION REFERENCE

APR 8 1 07 PM '92

DAVIDSON COUNTY, TN

8590 04/08 0101 03CHECK 414.00

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	110000.00
			CON TX	407.00
			PRFEE	1.00
			WDEED	6.00
			TOTAL	414.00
			CHECK	414.00
04/08/92	01		13:06 0001	8590

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9997.1

IDENTIFICATION REFERENCE

APR 8 1 07 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 519470