File Box 4950

BOOK 8609 PAGE 106

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,000.00

Kevin L Spain
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF April 1992

Notary Public

MY COMMISSION EXPIRES 1-23-94

THIS INSTRUMENT WAS PREPARED BY

Stuart Jones, Attorney (NAME) 325 Union Street, Nashville, TN 37201 (ADDRESS)

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Kevin L. Spain et ux (NAME)	Union Planters National Bank (NAME)	161-10-A-143
5213 Cardiff Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (P O ZIP)	Nashville, Tn 37219 (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, RODGER B. EVANS and wife, LAURA A. EVANS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO KEVIN L. SPAIN and wife, SHARON L. SPAIN

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 Lot No. 119, on the plan of Phase Two, Village of Brentwood, as shown on plat of record in Plat Book 6250, page 169, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the property conveyed to RODGER B. EVANS and wife, LAURA A. EVANS, by Deed of Record in Book 7868, page 186, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

1992 Taxes, a lien, which are not yet due and payable.

Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, powers of attorney, and limitations on title set forth in restrictions recorded in Book 6143, page 11, as amended by Book 6398, page 495; Book 6852, page 497 and in Book 7207, page 251, and in any allied instruments referrred to in said restrictions.

Articles of Incorporation of Villages of Brentwood Homeowners Association of record in Book 6158, page 352.

Transmission Line Easement of record in Book 2335, page 221 and in Book 2336, page 222.

Restrictions shown on Plat recorded in Book 6250, page 169.

Easement(s) and Building setback(s) as shown on Plat recorded in Book 6250, page 169.

It is not the intention of the Grantors herein to reimpose said Restrictions.

This is unimproved ( ) improved (X) property, known as 5213 Cardiff Drive, Nashville, TN 37211 (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 hand this 21 day of April, 1991

Rodger B. Evans
RODGER B. EVANS

Laura A. Evans
LAURA A. EVANS

303-00

STATE OF TENNESSEE
County of Maury

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rodger B. Evans and wife, Laura A. Evans

or proved to me upon the basis of satisfactory evidence

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Maury County, Tennessee, this 21st day of April 1991

Commission expires 22 April 1991

Carolyn J. Hagler
Notary Public

STATE OF TENNESSEE

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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 _____, 19____

My commission expires _____

Notary Public

WARRANTY DEED

FROM
Rodger B. Evans et ux
Laura A. Evans

TO
Kevin L. Spain et ux
Sharon L. Spain

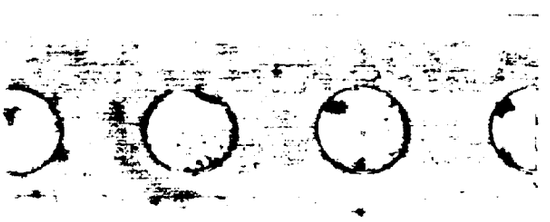
Furnished by:
MID-SOUTH TITLE INSURANCE CORPORATION
LAWYERS TITLE INSURANCE CORPORATION
325 Union Street Building, Nashville, Tennessee 37201

IDENTIF. REFERENCE

APR 23 3 28 PM '92

FELIX Z. MCCONNICO
DAVIDSON COUNTY TN.

04373



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 303.00
MOR TX 296.00
ERR CO
MOR TX 296.00-
CON TX 296.00
PRFEE 1.00
[illegible] 6.00
TOTAL 303.00
CHECK 303.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04373

IDENTIF. TREFERENCE

APR 23 3 28 PM '96

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

01 15:28 0001 3573

No. 524385