STATE OF TENNESSEE
COUNTY OF SUMNER The actual consideration or value whichever is greater, for this transfer is $ 55,000.00

Subscribed and sworn to before me, this the 21st day of July 19 92

Affiant Nancy Cooper

My commission expires: 3-25-95 (Affix Seal)

Notary Public Annette Burton

ANNETTE BURTON NOTARY AT LARGE STATE OF TENNESSEE

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
TENNESSEE TITLE & TRUST, INC. mail

181 East Main Street · Jefferson Building · Suite 8 · Hendersonville, Tennessee 37075

ADDRESS OF NEW OWNER:			SEND TAX BILLS TO:		
Albert Cooper			NationsBanc Mortgage Corporation		
803 Broadmoor Drive			P.O. Box 630005, Dallas County		
Nashville, TN 37215 STREET ADDRESS			Dallas, TX 75263-0005 STREET ADDRESS		
CITY	STATE	ZIP	CITY	STATE	ZIP
MAP & PARCEL NO.	61-07-35	150302060			

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Thurman B. Spiva and wife, Francis A. Spiva

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Albert Cooper and wife, Nancy Cooper

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot No. 14, Block I, Section 2, on the Map of Broadmoor, of record in Plat Book 547 at page 174, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Thurman B. Spiva and wife Frances A. Spiva by deed recorded in Book 4706 at page 396, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1992 and subsequent years, easements all restrictive covenants of record.

30389

IDENTIF. REFERENCE

JUL 24 12 41 PM '92

FELIX A. McLUCH II REGISTER DAVIDSON COUNTY TN.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

THIS IS _____ IMPROVED PROPERTY KNOWN AS 803 Broadmoor Drive, Nashville, TN 37216

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 our hand 5 this 21st day of July, 19 92

Thurman B. Spiva

Thurman B. Spiva

Francis A. Spiva

Francis A. Spiva

State of Tennessee
County of Sumner

BOOK 8683 PAGE 740

On this 21st day of July, 19 92, before me personally appeared Thurman B. Spiva and wife, Francis A. Spiva to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My commission expires:

5-25-95

D. ANNETTE BURTON NOTARY Notary Public STATE OF TENNESSEE

D. Annette Burton

State of Tennessee
County of _____

On this _____ day of _____, 19 _____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My commission expires:

_____

_____
Notary Public

WARRANTY DEED

TENNESSEE TITLE & TRUST, Inc.

FEE 12.50 DEED TAX 212.50

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8683 PAGE 741

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	55000.00
			CON TX	203.50
			PRFEE	1.00
			WHEED	8.00
			TOTAL	212.50
			CHECK	212.50

07/24/92 01 12:42 0001 8731

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30389

IDENTIF. REFERENCE

JUL 24 12 41 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 553428