This Instrument Prepared By:

Brenda Franks Hale
Hale and Hale Attorneys
312 First Tennessee Bank Building
Franklin, Tennessee 37064

Mail

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL:
Charles E. Davis and wife, Toni F. Davis 6261 Hillsboro Pike Nashville, TN 37215	Norwest Mortgage, Inc. P. O. Box 31728 Charlotte, NC 28231	Map 158 Parcel 58

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $240,000.00.

AFFIANT

Sworn to and subscribed before me this 21st day of September, 1992.

NOTARY PUBLIC

My Commission Expires: 4-21-93

SEP 23 9 51 AM '92
DAVIDSON COUNTY, TN

IDENTIFICATION

4 7.8 7.9

WARRANTY DEED

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 and sufficiency of which is hereby acknowledged, **WE, ELIZABETH T. BOWMAN AND STEVE S. BOWMAN, CO-CONSERVATORS OF THE ESTATE OF LUCILLE DODD THOMAS**, hereinafter called the "**GRANTORS**", have bargained and sold and by these presents do transfer and convey unto **CHARLES E. DAVIS AND WIFE, TONI F. DAVIS**, hereinafter called the "**GRANTEES**", their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land lying, located and being in Davidson County, Tennessee, described as follows, to wit:

Being Lot No. 1 on the plan of J. B. Thomas Subdivision, Parcel 1, of record in Plat Book 6200, page 990, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being a part of the same property conveyed to J. B. Thomas and wife, Lucille Dodd Thomas by deed from J. D. Williams, Trustee of record in Book 3964, page 401, Register's Office for Davidson County, Tennessee. J. B. Thomas is now deceased and said property is vested solely in Lucille Dodd Thomas by operation of law. Elizabeth T. Bowman and Steve S. Bowman

have been appointed Co-Conservators for Lucille Dodd Thomas. Further being a part of the property described in the Deed Modification of record in Book 8239, page 803, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEES, their heirs and assigns, forever;

AND GRANTORS do covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Davidson County taxes for the year 1992 are a lien against said property, but are not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with GRANTEES paying their prorata part thereof to GRANTORS. Map 158, Parcel 58.

2. All matters appearing on the Plan of J. B. Thomas Subdivision, Parcel 1, of record in Plat Book 6200, page 990, Register's Office for Davidson County, Tennessee.

3. Easement for sanitary sewers and/or storm drainage of record in Book 7474, page 674, Register's Office for Davidson County, Tennessee.

4. Easement for sanitary sewers of record in Book 7474, page 677, Register's Office for Davidson County, Tennessee.

5. Easement for sanitary sewers of record in Book 7474, page 683, Register's Office for Davidson County, Tennessee.

6. Right-of-Way of Hillsboro Road.

7. Floodway of Otter Creek.

AND GRANTORS DO FURTHER covenant and bind themselves, their 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.

This improved property is known as 6261 Hillsboro Pike, Nashville, Tennessee 37215.

WITNESS, our hands this 21 day of September, 1992, in Franklin, Tennessee.

Elizabeth T. Bowman Co-Conservator

ELIZABETH T. BOWMAN, CO-CONSERVATOR

Steve S. Bowman Co-Conservator

STEVE S. BOWMAN, CO-CONSERVATOR

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, in and for State and County, Elizabeth T. Bowman, Co-Conservator, the within named bargainor with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand this 21 day of September, 1992 in Franklin, Tennessee.

Notary Public

My Commission Expires:

4/21/93

STATE OF TENNESSEE
COUNTY OF DAVIDSON

9053 09/23 0101 03CHECK 901.00

Personally appeared before me, the undersigned, a Notary Public, in and for State and County, Steve S. Bowman, Co-Conservator, the within named bargainor with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand this 17th day of September, 1992 in Nashville, Tennessee.

Notary Public

My Commission Expires:

3/27/94

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8735 PAGE 732

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
240000.00
CON TX 888.00
PRFEE 1.00
WDEED 12.00
TOTAL 901.00
CHECK 901.00

09/23/92 01 09:51 0001 9053

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4 7.8 7.9

IDENTIFT REFERENCE

SEP 23 9 51 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 572671