File Book 24

This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

BOOK 8751 PAGE 142

ADDRESS NEW OWNER:
Daniel Allen Nero
4753 Volunteer Drive
Antioch, TN 37013

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Temple-Inland Mortgage Corporation
P. O. Box 40
Austin, Texas 78767

MAP AND PARCEL:
MAP 149-5
PARCEL 87
02DU 68682

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Donald J. Maynard and wife, Mary F. Maynard, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Daniel Allen Nero, unmarried , 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:

Lot 107, Section One, Terragon Trails, as recorded in Book 4860, Page 61 and amended in Book 5066, Page 836, Register's Office, Davidson County, Tennessee.

8416 10/07 0101 03CHECK 173.65

Being the same property conveyed to Donald J. Maynard and wife, Mary F. Maynard, by deed from William R. Hostettle and wife, Monice M. Hostettler of record in Book 6411, Page 62, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 4967, Page 406, said Register's Office.

This conveyance is subject to minimum building setback line; public utility and sanitary sewer drainage easement and public utility and drainage easement, of record in Book 4860, Page 61 and amended in Book 5066, Page 836, said Register's Office.

This is improved property known as 4753 Volunteer Drive, Antioch, TN 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Daniel Allen Nero, unmarried, their heirs and assigns, forever; and we, Donald J. Maynard and wife, Mary F. Maynard 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 shall include the plural, the plural the singular, and the use of any gender shall

be applicable to all genders.

Witness our hands this the 2nd day of October, 1992.

Donald J. Maynard

Mary F. Maynard

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Donald J. Maynard and wife, Mary F. Maynard the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 2nd day of October, 1992.

NOTARY PUBLIC

My Commission Expires: 5/15/94

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 44,500.00.

AFFIANT

Subscribed and sworn to before me this 2nd day of October, 1992.

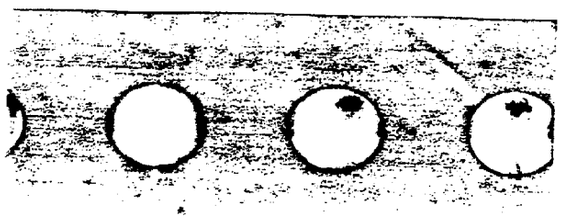
NOTARY PUBLIC
My Commission Expires: 5/15/94

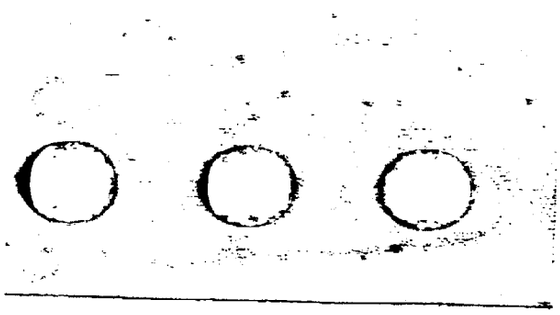
IDENTIFICATION REFERENCE

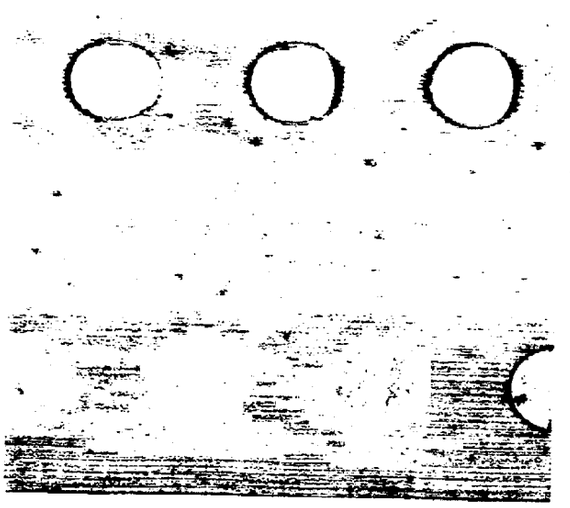
52795.

OCT 7 10 15 AM '92

REGISTER'S OFFICE
DAVIDSON COUNTY, TN







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

RECEIVED OF _____

FOR _____

BOOK 8751 PAGE 144

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	44500.00
			CON TX	164.65
			PRFEE	1.00
			WDEED	8.00
			TOTAL	173.65
			CHECK	173.65
10/07/92	01		10:16 0001	8416

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

52795

IDENTIFICATION REFERENCE

OCT 7 10 15 AM '92

F. Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

No. 577948