Insurance Policy

STATE OF TENNESSEE
COUNTY OF WILLIAMSON BK 1081 PG 159
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 195,000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF May 1993
Notary Public
MY COMMISSION EXPIRES: 7/24/93
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen Wayne Arthur (NAME)	Atlantic Coast Mortgage Company (NAME)	8P-B-19.00
1884 Shamrock Drive (ADDRESS)	12700 Fair Lakes Circle, S-400 (ADDRESS)	Dist.07
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	Fairfax, Virginia 22033 (CITY) (STATE) (ZIP)	

FOR AND 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, John William Nichols and wife, Julia R. Nichols

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stephen Wayne Arthur and wife, Erlene Ryan Arthur

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Williamson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the 7th Civil District of Williamson County, Tennessee, and also a portion in Davidson County, Tennessee, BEING Lot No. 24 on the Plan of Laurelwood Subdivision, of record in Book 4, page 65, Register's Office for Williamson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to John William Nichols and wife, Julia R. Nichols, by deed from Virgil W. Francis and wife, Carol Ann H. Francis, of record in Book 491, Page 905, Register's Office for Williamson County, Tennessee and in Book 6579, page 95, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

Taxes for 1993, a lien, but not yet due and payable.

Restrictions of record in Book 205, page 874, Register's Office for Williamson County, Tennessee.

All matters appearing on the plan of Laurelwood Subdivision, of record in Book 4, page 65, Register's Office for Williamson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 1884 Shamrock Drive, Brentwood, TN 37027
(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 our hand S this ____ day of ____ 19____

John William Nichols

Julia R. Nichols

BK 1081 PG 160

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John William Nichols and wife, Julia R. Nichols

the bargainor s with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 28 day of May, 1993.

Commission expires 5-28-95

Notary Public

STATE OF TENNESSEE
COUNTY OF

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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

TRANSFERRED

JUN 0 3 1993

DENNIS ANGLIN PROP. ASSESSOR
WILLIAMSON COUNTY

State of Tennessee, County of WILLIAMSON
Received for record the 03 day of
JUNE 1993 at 8:06 AM. (REC# 54162)
Recorded in official records
Book 1081 Page 159- 160
Notebook 51 Page 155
State Tax $ 721.50 Clerks Fee $ 1.00,
Recording $ 8.00, Total $ 730.50,
Register of Deeds SADIE WADE
Deputy Register BETH LYNCH

WARRANTY DEED

FROM

John William Nichols and wife,
Julia R. Nichols

TO

Stephen Wayne Arthur and wife,
Erlene Ryan Arthur

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

29390

IDENTIFICATION REFERENCE

JUN 11 11 19 AM '93

DAVIDSON COUNTY, TN

$519 06/11 0101 03CHECK

8.00