File 11711 File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY BOOK 8994 PAGE 709

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
SAMUEL B. FOWLER, III (NAME)	NATIONSBANC MORTGAGE CORPORATION (NAME)	Map 104-14G
49 Green View (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 353 (STREET ADDRESS)	Parcel 91 Co
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Louisville, Kentucky 40201-0353 (CITY) (STATE) (ZIP)	F.B. 7DA92938

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, ROBERT L. SCRUGGS AND WIFE, JOYCE W. SCRUGGS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SAMUEL B. FOWLER, III AND WIFE, LINDA F. FOWLER

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 133 on the Plan of Whitworth, Phase 1A, Greenview, as of record in Plat Book 7900, page 145, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Robert L. Scruggs and wife, Joyce W. Scruggs by deed from Third National Bank In Nashville of record in Book 8736, page 470, said Register's Office.

This conveyance is made subject to: (1) 1993 Taxes, which have been prorated and assumed by the Grantees; (2) Declaration of Covenants, Conditions and Restrictions of record in Book 8026, page 305, made applicable in Book 8047, page 243, amended in Book 8282, page 45; (3) Charter of record in Book 8090, page 691, amended in Book 8283, page 523; (4) Easements of record in Book 7868, page 959; and (5) All matters appearing on the Plan of record in Plat Book 7900, page 145, said Register's Office.

34809
IDENTIF. & REFERENCE
93 JUN 28 AM 10:23
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

2472 06/28 0101 03CHECK 1296.60

unimproved ( )
This is improved (XX) property, known as 49 Green View, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 22nd day of June, 19 93

ROBERT L. SCRUGGS

JOYCE W. SCRUGGS

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 8994 PAGE 710

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ROBERT L. SCRUGGS AND WIFE, JOYCE W. SCRUGGS

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 22nd day of June 19 93.

My commission expires 11/20/96 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 348,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF June 1993

MY COMMISSION EXPIRES: 11/20/96 (AFFIX SEAL)

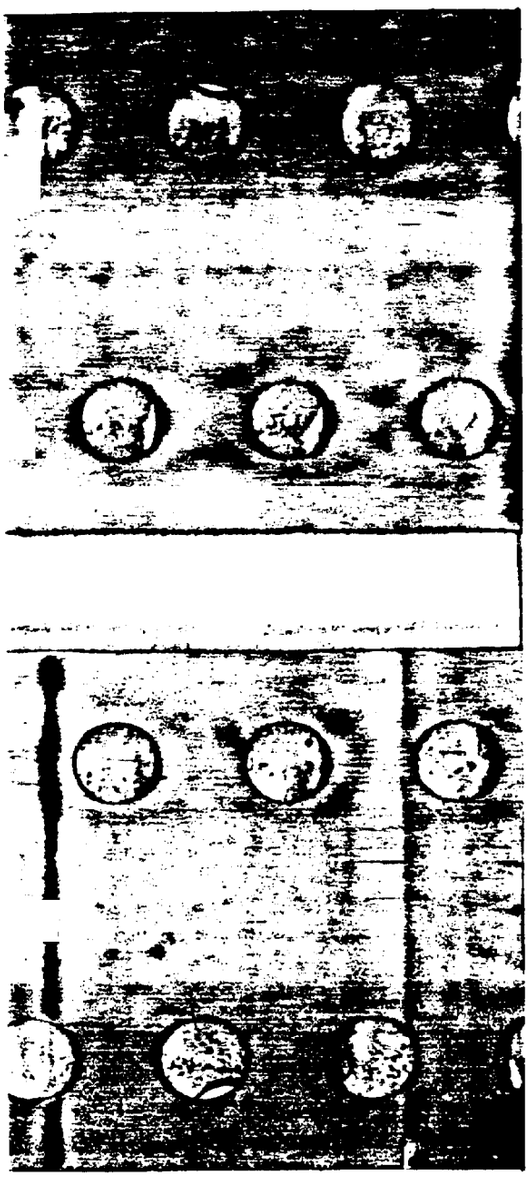
Notary Public

WARRANTY DEED

FROM ROBERT L. SCRUGGS AND WIFE, JOYCE W. SCRUGGS

TO SAMUEL B. FOWLER, III AND WIFE, LINDA F. FOWLER

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



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

RECEIVED OF _____

FOR _____

BOOK 8994 PAGE 711

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	348000.00
			CON TX	1287.60
			PRFEE	1.00
			WDEED	8.00
			TOTAL	1296.60
			CHECK	1296.60
06/28/93	01		10:23 0001	2472

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

34809
IDENTIF. ↑ REFERENCE

93 JUN 28 AM 10: 23
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 667678