STATE OF TENNESSEE
COUNTY OF SUMNER The actual consideration or value whichever is greater, for this transfer is $ 84,500.00

Subscribed and sworn to before me, this the 30th day of September 19 93

My commission expires: 12/8/96 (Affix Seal)

Affiant

Notary Public

NORIS M. FREEMAN NOTARY PUBLIC TENNESSEE

WARRANTY DEED

Mail THIS INSTRUMENT WAS PREPARED BY
TENNESSEE TITLE & TRUST, INC.
181 East Main Street · Jefferson Building · Suite 8 · Hendersonville, Tennessee 37075

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Sam B. Coward	TransFinancial Bank of TN, FSB
5912 New Hope Court (STREET ADDRESS)	101 West Lincoln Street (STREET ADDRESS)
Hermitage, TN 37076 (CITY STATE ZIP)	Tullahoma, TN 37388 (CITY STATE ZIP)

MAP & PARCEL NO: Map 98-5, Parcel 29

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, Jerry M. Spiva and wife, Sherri L. Spiva

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO ~~Sam B. Coward and wife, Karen D. Coward~~

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:

Land in Davidson County, Tennessee, Being Lot No. 147 on the Plan of Lake Park, Section Five, as of record in Book 4660, page 198, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Jerry M. Spiva and wife, Sherri L. Spiva, by deed from Donald Gene Sherrol and wife, Dolly A. Sherrol, dated March 25, 1985, recorded March 28, 1985 in Book 6519, page 384, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1993 and subsequent years, easements and restrictive covenants of record.

IDENTIF. ✦ REFERENCE

93 OCT -4 PM 1:23
FILED & RECORDED
DAVIDSON COUNTY, TN
REGISTER

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

THIS IS _____ IMPROVED PROPERTY KNOWN AS 5912 New Hope Court, Hermitage, TN 37076

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 hands this 30th day of September 19 93

Jerry M. Spiva

Sherri L. Spiva

State of Tennessee
County of Sumner

On this 30th day of September, 19 93, before me personally appeared Jerry M. Spiva and wife, Sherri L. 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:
12/8/96

Notary Public

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.

7459 10/04 0101 03CHECK 321.65



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

RECEIVED OF _____

FOR _____

BOOK 9103 PAGE 3

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	84500.00
			CON TX	312.65
			PRFEE	1.00
			WDEED	8.00
			TOTAL	321.65
			CHECK	321.65

10/04/93 01 13:26 0001 7459

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

70039
IDENTIF. # REFERENCE

93 OCT -4 PM 1:23
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 705369