File Box 38 - First Title and Escrow #11933

SPECIAL WARRANTY DEED

BOOK 9132 PAGE 543

THIS INSTRUMENT PREPARED BY

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

FIRST TITLE AND ESCROW CO., INC
FILE BOX 38
No. 11933

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
BRAD FRANKLIN SPEIGHT	FIRST TENNESSEE BANK	130-8-E
(NAME)	(NAME)	
109 Wellington Park Ct.	P. O. Box 351	17
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37215	Memphis, Tennessee 38101	7DA 91497
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, FIRST TRUST NATIONAL ASSOCIATION

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BRAD FRANKLIN SPEIGHT AND WIFE, HOLLY DODSON SPEIGHT

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. 17 on the Plan of "Revised" Wellington Park, as of record in Plat Book 6200, page 409, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to First Trust National Association by Substitute Trustee's deed from Arnold M. Weiss, as Substitute Trustee of record in Book 8670, page 772, said Register's Office.

This conveyance is made subject to: (1) 1993 Taxes, which have been prorated and paid by the Seller; (2) Restrictions of record in Book 6691, page 695; (3) By-Laws of record in Book 6691, page 725, (4) Charter of Incorporation of record in Book 6697, page 273; (5) Easement of record in Book 4306, page 299; and (6) All matters appearing on the Plan of record in Plat Book 6200, page 409, said Register's Office.

79686

IDENTIF. ↑ REFERENCE

93 OCT 29 PM 2:33

REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (XX) property, known as 109 Wellington Park Ct., Nashville, Tennessee 37215

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.

** claiming by, through, or under it, but no further or otherwise.

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 21th day of October, 19 93.

FIRST TRUST NATIONAL ASSOCIATION
By:
Vice-President

BOOK 9132 PAGE 544

STATE OF TENNESSEE
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.

Witness my hand at office, this _____ day of _____, 19 _____.

My commission expires _____ Notary Public _____

STATE OF Maryland
COUNTY OF Frederick

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JR Crane
(J. R. Crane)

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Vice-President of FIRST TRUST NATIONAL ASSOCIATION 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 21 day of October, 19 93

My commission expires MY COMMISSION EXPIRES SEPTEMBER 17, 1997 Notary Public Mary Jean Miller

JEAN MILLER NOTARY PUBLIC FREDERICK CO. MD

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 215,000.00

Affiant 10/22/93

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF October, 19 93

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

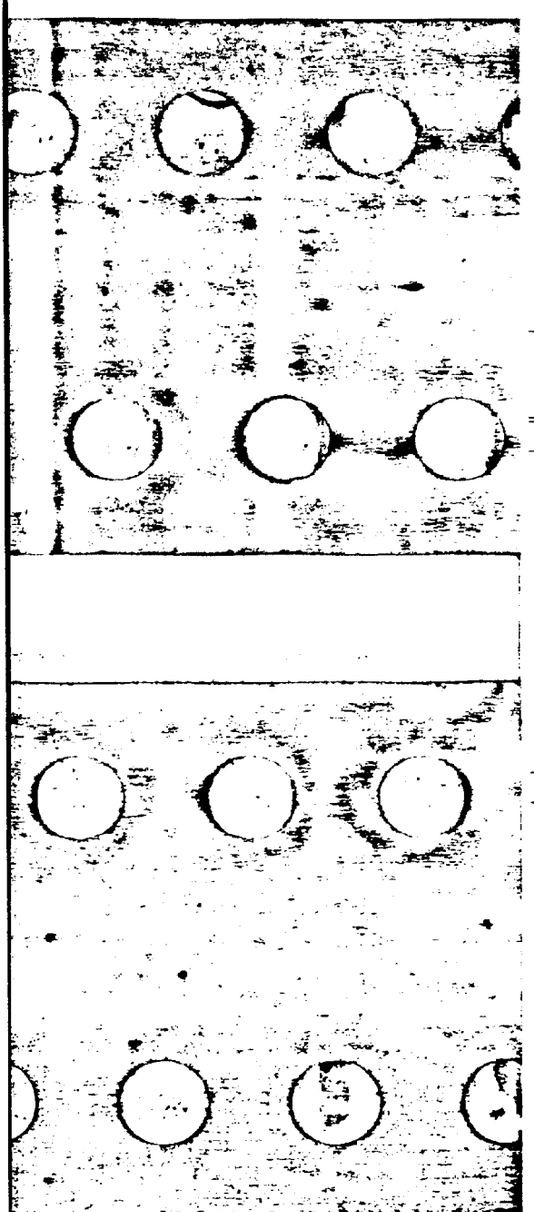
WARRANTY DEED

FROM FIRST TRUST NATIONAL ASSOCIATION

TO BRAD FRANKLIN SPEIGHT AND WIFE, HOLLY DODSON SPEIGHT

7900 10/29 0101 DAVIDSON 804.50

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 9132 PAGE 545

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
				215000.00
				CON TX 795.50
				PRFEE 1.00
				WDEED 8.00
				TOTAL 804.50
				CHECK 804.50
10/29/93	01			14:33 0001 7900

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

79686
IDENTIF. & REFERENCE

93 OCT 29 PM 2:33
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

No. 715703