BOOK 9194 PAGE 175

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS: 91,500.00
X Daniel R. Bowers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF December 19 93

Notary Public

MY COMMISSION EXPIRES: 1/27/93
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 27201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel R. Bowers (NAME)	Mortgage Service America (NAME)	MAP 103-3
4707 Utah Avenue (ADDRESS)	1650 Tysons Blvd. P.O. Box 9703 (ADDRESS)	PARCEL 228
Nashville, Tennessee 37209 (CITY) (STATE) (ZIP)	McLean, Virginia 221-2-0703 (CITY) (STATE) (ZIP)	25W 4295

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, Thomas R. Zaffore, SINGLE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daniel R. Bowers, SINGLE

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:

LAND in Davidson County, Tennessee, being Lot No 4 on the plan of Sylvan Park, as of record in Book 332, Page 104, Register's Office for said County.

SAID Lot No 4 fronts 50 feet on the osutherly margin of Utah Avenue and extends back between parallel lines 160 feet to an alley.

BEING the same property conveyed to Thomas R. Zaffore by deed from Murl E. Aldridge and wife Margaret L. Aldridge of record in Book 8692, Page 537, Register's Office for Davidson County, TN.

The foregoing is the same legal description as appears in the previous deed of record.

99103

IDENTIFICATION REFERENCE

93 DEC 21 AM 10:29

FELIX A. MAZER, JR., REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 4707 Utah Avenue, Nashville, Tennessee 37209
(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 my hand this 15th day of December, 19 93

Thomas R. Zaffore
Thomas R. Zaffore

1-800-626-5127

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas R. Zaffore

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of December 19 93.

Commission expires 1/22/95

Notary Public

ALAN L. SATURFIELD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

WARRANTY DEED

FROM

Thomas R. Zaffore

TO

Daniel R. Bowers

RETURN TO:

Saturn & Mazer Title Services
212 Third Avenue, North
Nashville, Tennessee 27201

6565 12/21 0101 02CHECK $47.55

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9194 PAGE 177

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 91500.00
				CON TX 338.55
				PRFEE 1.00
				MDEED 8.00
				TOTAL 347.55
				CHECK 347.55

12/21/93 01 10:30 0001 6595

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

99103
IDENTIF. & REFERENCE

93 DEC 21 AM 10:29
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 736565