BOOK 9201 PAGE 951

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
John Oden 844-846 Hermitage Trail Hermitage, TN 37076	New Owner	Map 75-10 Parcel 23

This instrument prepared by: Robert J. Notestine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We Joseph Mike Martin and wife, Deborah Kay Martin, (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto John Oden, (The "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 92 on the Plan of Hermitage Hills, Section 12, Revised, as of record in Book 4675, page 125, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Joseph Mike Martin and wife, Deborah Kay Martin by Warranty Deed from James G. Waynick and wife, Tina M. Waynick, of record in Book 7945, Page 75, 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.

This is improved property commonly known as 844-846 Hermitage Trail, Hermitage, Tennessee 37076.

The Grantee herein agrees to assume the unpaid balance of a note evidenced by that certain Deed of Trust of record in Book 6216, page 104, Register's Office for Davidson County, Tennessee in favor of BancPLUS Mortgage Corporation with a current principal balance of 49,121.81.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $49,131.81.

Affiant

Subscribed and sworn to before me this 22nd day of December, 1993.

Notary Public

My Commission Expires March 26, 1994

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, Grantee's successors and assigns, forever.

And Grantors do covenant with the said Grantee that Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same ar unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantee, his successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 22nd day of December, 1993.

Joseph Mike Martin

Deborah Kay Martin

SATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Joseph Mike Martin and Deborah Kay Martin, the bargainers, 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 Nashville, Tennessee, this 22nd day of December, 1993.

Notary Public

My Commission Expires: March 26, 1997

9390 12/29 0101 03CHECK 190.67

01655
IDENTIF. & REFERENCE

93 DEC 29 AM 10:50
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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 49131.81	
			MOR TX 181.67	
			ERR CO	
			MOR TX 181.67-	
			CON TX 181.67	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 190.67	
			CHECK 190.67	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/29/93 01 10:52 0001 9390

01655
IDENTIF. & REFERENCE

93 DEC 29 AM 10: 50
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 739329