THIS INSTRUMENT PREPARED BY:

WATTS & UNDERWOOD, ATTORNEYS
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

mail

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***65,000.00.

Larry Eugene Davis
Affiant

Subscribed and sworn to before me this 30th day of December, 1993.

Notary Public

My Commission Expires: 1-23-94

Address New Owner:	**Send Tax Bills to:**	**Map & Parcel Nos.**
LARRY EUGENE DAVIS and wife, HEIDI M. DAVIS 4004 Ivy Drive Nashville, TN 37216	CTX MORTGAGE COMPANY P.O. Box 19000 Dallas, Texas 75219	MAP 73-1 PARCEL 212

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SIXTY FIVE THOUSAND AND 00/100 ($***65,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, we, **GERALD R. FAHL and wife, FRANCES W. FAHL,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **LARRY EUGENE DAVIS and wife, HEIDI M. DAVIS,** 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:

BEING Lot No. 42 on the Plan of Moss Rose Heights, Section 3, of record in Book 1835, page 103, Register's Office for Davidson County, Tennessee.

SAID Lot No. 42 fronts 80.0 feet on the northeasterly side of Ivy Drive and extends back 164.16 on the northeasterly line and 164.56 on the northwesterly line to a dead line measuring 80.0 feet thereon.

BEING the same property conveyed to Gerald R. Fahl and wife, Frances W. Fahl, by deed from Everett E. Cox and wife, Geraldine Cox, of record in Book 4347, page 975, Register's Office for Davidson County, Tennessee.

This is improved property known as 4004 Ivy Drive, Nashville, Tennessee 37216.

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.

GRANTORS COVENANT with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantees.

2. Matters shown on the Plan of Moss Rose Heights, Section 3, of record in Book 1835, page 103, Register's Office for Davidson County, Tennessee.

GRANTORS FURTHER COVENANT and bind themselves, their 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.

IN WITNESS WHEREOF we have hereunto set our hands on this the 30th day of December, 1993.

Gerald R. Fahl
GERALD R. FAHL

Frances W. Fahl
FRANCES W. FAHL

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 GERALD R. FAHL and FRANCES W. FAHL, the bargainors, 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 this 31st day of December, 1993.

Notary Public

My Commission Expires:

2-23-94

5018 01/03 0101 03CHECK 249.50

03276

IDENTIFICATION REFERENCE

94 JAN -3 PM 3:03

FILED IN THE REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9207 PAGE 761

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 65000.00
CON TX 240.50
PRFEE 1.00
WDEED 8.00
TOTAL 249.50
CHECK 249.50

01/03/94 01 15:03 0001 5018

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03 276
IDENTIFICATION REFERENCE

94 JAN -3 PM 3:03
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 741053