BOOK 9256 PAGE 382

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 429,000.00

Alice A Cobb
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF February 19 94

Jill L Keller
Notary Public

MY COMMISSION EXPIRES: 1-20-96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

TAYLOR, PHILBIN, PIGUE, MARCHETTI & LONG, One Eleven Union Street, Nashville, TN 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alice A. Cobb (NAME)	NationsBanc Mortgage Corporation (NAME)	116-1-A-16C0
116 Dunham Springs Lane (ADDRESS)	P O Box 353 (ADDRESS)	08DZ78216
Nashville, TN 37205 (CITY) (STATE) (ZIP)	Louisville, KY 40201-0353 (CITY) (STATE) (ZIP)	

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, Philip R. Templeton and wife, Barbara D. Templeton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Alice A. Cobb and husband, Frank Cobb,

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. 16 of Dunham Springs Residential PUD, as shown on the Plat thereof recorded in Book 6250, Page 936, Register's Office for said County, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Philip R. Templeton and wife, Barbara D. Templeton, by deed from B. N. B. Properties, Inc., a Tennessee corporation, of record in Book 8742, Page 187, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

20329
IDENTIF. ↑ REFERENCE

94 FEB 23 AM 11:16
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

8366 02/23 0101 03CHECK 1596.30

unimproved ( )
This is improved (X) property, known as 116 Dunham Springs Lane, Nashville, TN 37205
(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 our hand S this 11th day of February 19 94

Philip R Templeton
Philip R. Templeton by Michael V. Marchetti, Attorney in Fact

Barbara D. Templeton
Barbara D. Templeton by Michael V. Marchetti, Attorney in Fact

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

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

Commission expires _____

Notary Public

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

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Michael V. Marchetti with whom I am personally acquainted and who, upon his oath, acknowledged himself to be the Attorney in Fact for the within named Philip R. Templeton and Barbara D. Templeton and being authorized to act on behalf of said persons he executed the foregoing intrument as their free act and for the purposes therein contained.

Notary Public

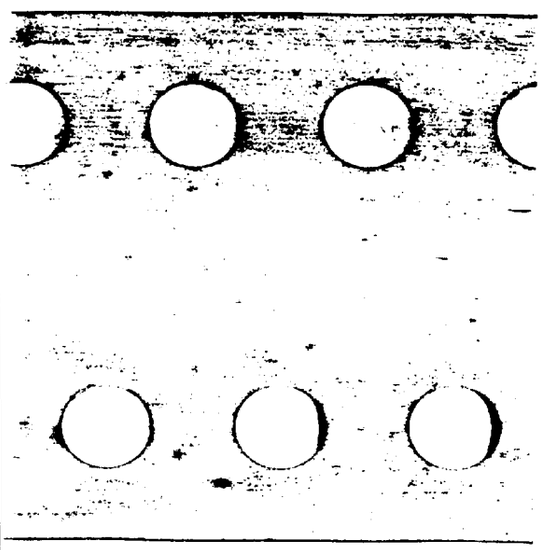
My Commission Expires: 11-20-96

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM
Philip R. Templeton
Barbara D. Templeton
TO
Alice A. Cobb
Frank Cobb

Return to:
LAWYER'S ESCROW SERVICE
ONE ELEVEN UNION STREET
NASHVILLE, TENNESSEE 37201



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 429000.00
CON TX 1587.30
PRFEE 1.00
WDEED 8.00
TOTAL 1596.30
CHECK 1596.30

02/23/94 01 11:17 0001 8366

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

20329
IDENTIF. ↑ REFERENCE

94 FEB 23 AM 11:16

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 759259