58

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 102,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF April 19 94

Notary Public

MY COMMISSION EXPIRES: 11/20/97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C., 212 E. Main Street, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Scott D. Zaft	Southeastern Mortgage of	MAP 146-11
(NAME)	(NAME)	
520 Hogan Road	565 Marriott Drive Suite 250	PARCEL 133
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37220	Nashville, Tennessee 37214	
(CITY) (STATE) (ZIP)	(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, Charles K. Simmons, Jr. and wife, Janet C. Simmons

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Scott D. Zaft and wife, Karen J. Zaft

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. 180 on the Map of Section Seven, Crieve Hall Estates, as of record in Book 2330, page 4, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Charles K. Simmons, Jr. and wife, Janet C. Simmons by deed from David M. Pack, Jr. of record in Book 6782, page 162, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:

Plan of record in Book 2330, page 4, said Register's Office, shows an Owner's Certificate, certain notes, easements and setback lines.

Easement for sanitary sewers and/or storm drainage in Book 6407, page 345, Register's Office for Davidson County, Tennessee.

Taxes for the year 1994 and subsequent years, a lien, but not yet due and payable.

3971.2

IDENTITY & REFERENCE

'94 APR 15 PM 2:25

FELIX ... REGISTER
DAVIDSON COUNTY, TN.

4736 04/15 0101 03CHECK 386.40

This is improved (X) property, known as 520 Hogan Road, Nashville, Tennessee 37220
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)
unimproved ( )

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 8th day of April 19 94

X Charles K. Simmons Jr.
Charles K. Simmons, Jr.

X Janet C. Simmons
Janet C. Simmons

BOOK 9314 PAGE 151

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles K. Simmons, Jr. and wife, Janet C. Simmons

the bargainor s, 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 Franklin, Tennessee, this 8th day of April, 19 94.

Commission expires 11-30-97

Notary Public

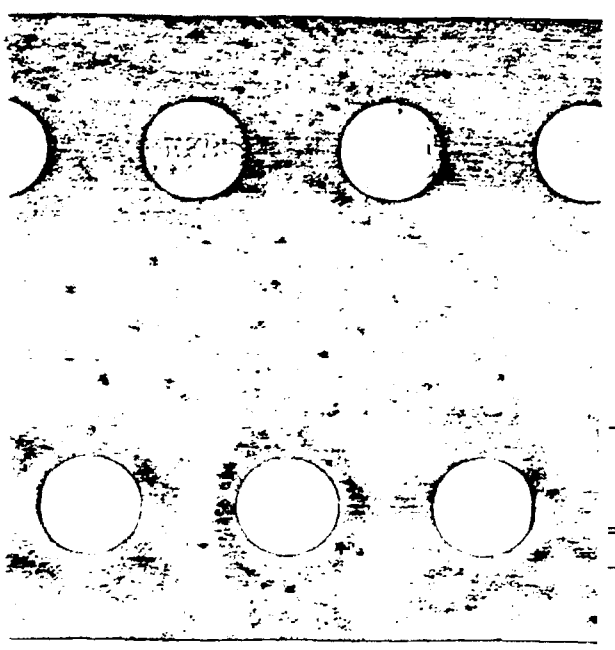
STATE OF TENNESSEE
COUNTY OF

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



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

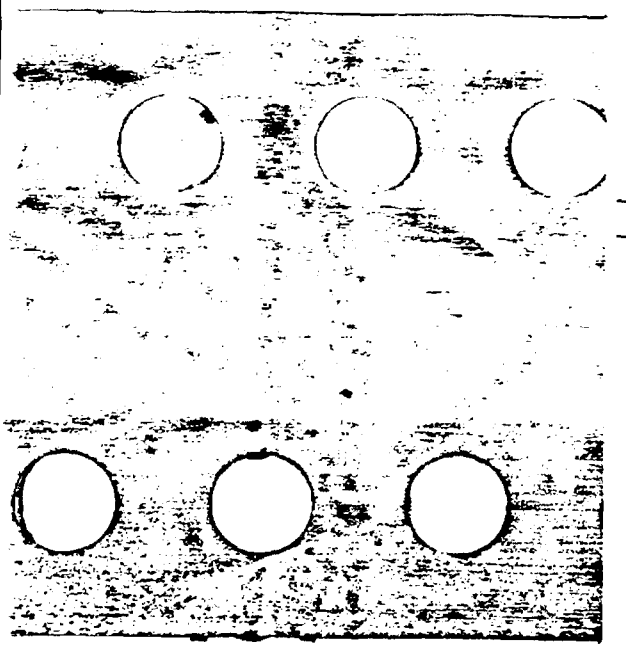
RECEIVED OF _____

FOR _____

BOOK 9314 PAGE 152

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
102000.00
CON TX 377.40
PRFEE 1.00
WDEED 8.00
TOTAL 386.40
386.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

14:27 0001 4766

3971;2
IDENTIFICATION REFERENCE

94 APR 15 PM 2:26

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 779956