BOOK 9360 PAGE 788 Realty 48

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 91,000.00

Susan T. Sachs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF May 94

Notary Public

MY COMMISSION EXPIRES: January 27, 1996
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

Lassiter, Tidwell and Trentham, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Susan T. Sachs (NAME)	First Republic Mortgage Corp. (NAME)	96-01-098
2722 Bluefield Avenue (ADDRESS)	3310 West End Avenue, 4th Floor (ADDRESS)	
Nashville, TN 37214 (CITY) (STATE) (ZIP)	Nashville, TN 37203 (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, Forrest R. Douglas and wife, Mary Lynn Douglas

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Susan T. Sachs and husband, Jonathan L. Sachs

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, the easterly part of Lot No. 20 on the Plan of Bluefields, of record in Book 843, Page 16, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 20 fronts on the northerly side of Bluefield Avenue and extends back, 193 feet on the westerly line and 219 feet on the easterly line to a dead line measuring 66.7 feet thereon.

Being the same property conveyed to Forrest R. Douglas and wife, Mary Lynn Douglas by deed from Susan K. Snow, an unmarried person of record in Book 7998, Page 701, Register's Office for Davidson County, TN.

This description is the same used in the previous deed of record.

55408 IDENTIF. ↑ REFERENCE

94 MAY 31 PM 12:26 FELIX [illegible] REGISTER DAVIDSON COUNTY, TN.

1863 05/31 0101 03CHECK 345.70

unimproved ( )
This is improved (X) property, known as 2722 Bluefield Avenue, Nashville, TN 37214
(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 27th day of May 19 94

Forrest R. Douglas

Mary Lynn Douglas

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 Forrest R. Douglas and wife, Mary Lynn Douglas,

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 Brentwood, Tennessee, this 27th day of May 1996.

Commission expires January 27, 1996

Notary Public

STATE OF TENNESSEE
COUNTY OF

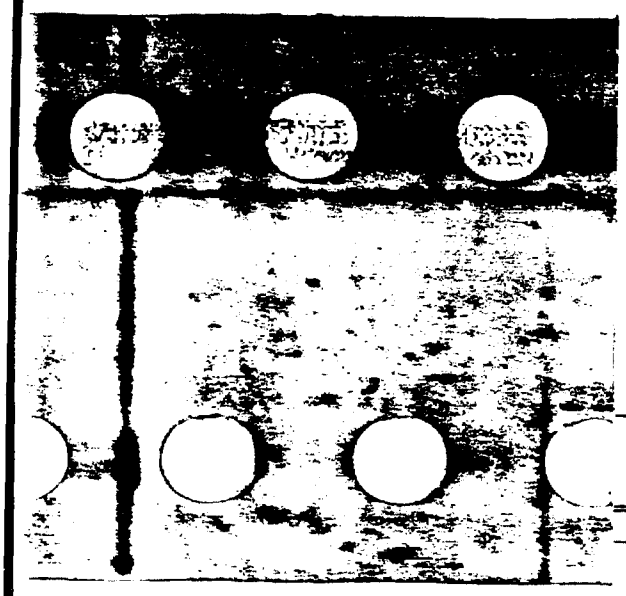
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

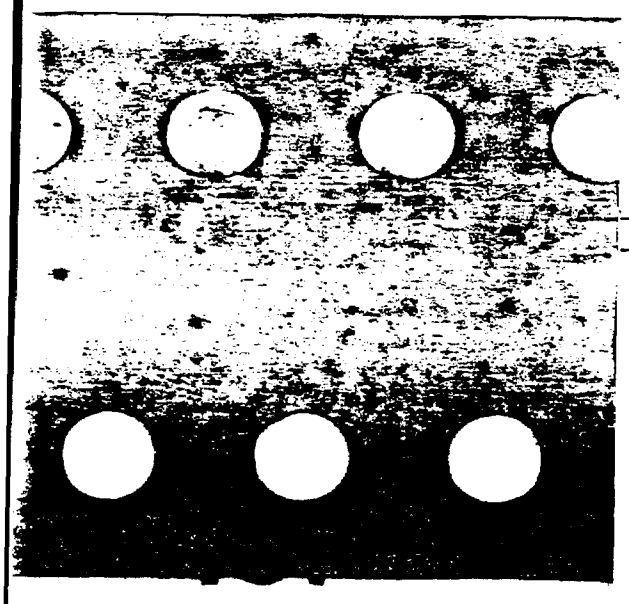
RECEIVED OF _____

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	91000.00
CON TX	336.70
PRFEE	1.00
WDEED	8.00
TOTAL	345.70
CHECK	345.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID [illegible] 0001 1863

55408
IDENTIF. ↑ REFERENCE

94 MAY 31 PM 12:26

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

No. 796827