BOOK 9389 PAGE 662

STATE OF TENNESSEE
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 150,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF June 19 94

Notary Public

MY COMMISSION EXPIRES 4/28/97

PREPARED BY:
BRIAN L. SMITH, ESQ. & ASSOCIATES
POST OFFICE BOX 663
GALLATIN, TENNESSEE 37066

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
J. Randall Frith (NAME)	First Republic Mortgage Corp. (NAME)	75-115
4503 Chandler Road (STREET ADDRESS OR ROUTE NUMBER)	6012 Wilmington Pike (STREET ADDRESS)	
Hermitage TN 37076 (CITY) (STATE) (P.O. ZIP)	Dayton, Ohio 45459 (CITY) (STATE) (ZIP)	

FOR AND IN 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, Doug C. Jones and wife, Mary Lucille Jones

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. Randall Frith and wife, Lisa C. Frith

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, beginning at an iron pin in the southwest corner of the Gordon Pierce tract and the eastern right-of-way margin of Chandler Road; thence South 60 degrees, 53 minutes 48 seconds East 878.85 feet to an iron pin; thence South 26 degrees 08 minutes 48 seconds West 160.0 feet to an iron pin; thence North 62 degrees 12 minutes 12 seconds East 883.10 feet to an iron pin in the eastern right-of-way margin of Chandler Road; thence with the right-of-way of said road in a northeasterly direction with a curve to the left having a radius of 2655.32 feet a distance of 180.0 feet to the point of beginning, said tract containing 3.43 acres, more or less.

Being the same property conveyed to Doug C. Jones and wife, Mary Lucille Jones by Deed of record in Book 4758, Page 454, Register's Office for Davidson County, Tennessee.
Subject to any and all plats, easements, restrictions, and other matters of record.

The above legal description is the same as that contained in the previous deed of record.

unimproved (XX)
This is improved ( ) property, known as 4503 Chandler Road (House Number) (Street) Hermitage TN 37076 (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 24th day of June, 19 94

Doug C. Jones

Mary Lucille Jones

STATE OF TENNESSEE
COUNTY OF DAVIDSON }

BOOK 9389 PAGE 663

Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named Doug C. Jones and Mary Lucille Jones

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 Nashville, Tennessee, this 24th day of June, 1994

Commission expires 4/28/97

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 (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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_____.

Commission expires _____

Notary Public

65247

IDENTIF. & REFERENCE

WARRANTY DEED

94 JUN 27 PM 2:41

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

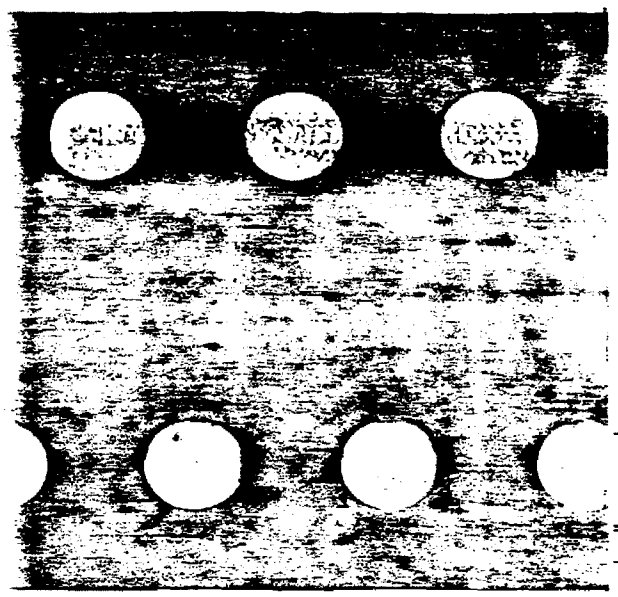
FROM

TO

PICK-UP

Furnished by:

0689 06/27 0101 03CHECK 564.00



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

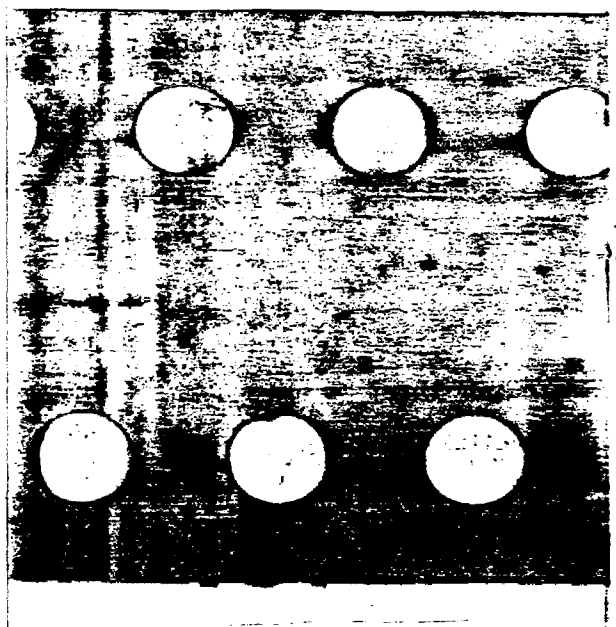
RECEIVED OF _____

FOR _____

BOOK 9389 PAGE 664

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			150000.00
	CON TX			555.00
	PRFEE			1.00
	WDEED			8.00
	TOTAL			564.00
	CHECK			564.00
06/27/94	01		14:41 0001	0689



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

65247
IDENTIF. ↑ REFERENCE

94 JUN 27 PM 2:41
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 807371