This Instrument Prepared By:
JOHN T. GWIN, ATTORNEY AT LAW
2542 North Mt. Juliet Road
Post Office Box 888
Mt. Juliet, TN 37122

mail

BOOK 9398 PAGE 421

ADDRESS NEW OWNER:
Everett R. Griffey
208 New Towne Court
Antioch, Tennessee 37013

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Mortgage Resources, Inc.
404 BNA Drive, Suite 600, Bldg. 200
Nashville, Tennessee 37217

MAP AND PARCEL:
Map 150
Group 7
Parcel 57

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Arnold C. Hinds and wife, Pat Hinds**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Everett R. Griffey**, unmaried, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Being Lot No. 66 on the Plan of Towne Village of The Country, Section 1, as of record in Book 5200, page 55 and 56, Register's Office for Davidson County, Tennesse, to which plan reference is hereby made for a more complete and accurate description.
>
> This is the same description as the prior deed of record.
>
> Being the same property conveyed to Arnold C. Hinds and wife, Pat Hinds by deed from Linda Lea Arnn , dated March 8, 1993, as of record in Book 8884, page 126, Register's Office for Davidson County, Tennessee.

This is improved property known as 208 New Towne Court, Antioch, TN 37013.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to restrictive covenants affecting the property herein conveyed, as evidenced by an instrument of record in Book 5289, page 687, Register's Office for Davidson County, Tennessee, to which instrument reference is here made.

This conveyance is also made subject to all of those facts, conditions and limitations shown upon the Plat of record in Plat Book 5200, pages 55 and 56, said Register's Office, including but not limited to a 30 foot minimum building setback line from New Towne Court; a 2.5 X 25 foot utility anchor easement located on the northeast front corner of said lot; and a 10 foot easement for public utilities and drainage along the rear line(s) of said property.

Real property taxes for 1994 have been settled between the parties, and are the responsibility of Grantees.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Everett R. Griffey, unmaried, his heirs and assigns, forever; and we, Arnold C. Hinds and wife, Pat Hinds, do covenant with the said Grantee 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 Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 28th day of June, 1994.

Arnold C. Hinds

Arnold C. Hinds

Pat Hinds

Pat Hinds

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Arnold C. Hinds and wife, Pat Hinds, 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Mt. Juliet, Tennessee, this the 28th day of June, 1994.

Patricia M. Dunn

NOTARY PUBLIC

My Commission Expires: February 3, 1997

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $ 73,000.00.

Everetta R. Griffin
AFFIANT

Subscribed and sworn to before me
this 28th day of June, 1994.

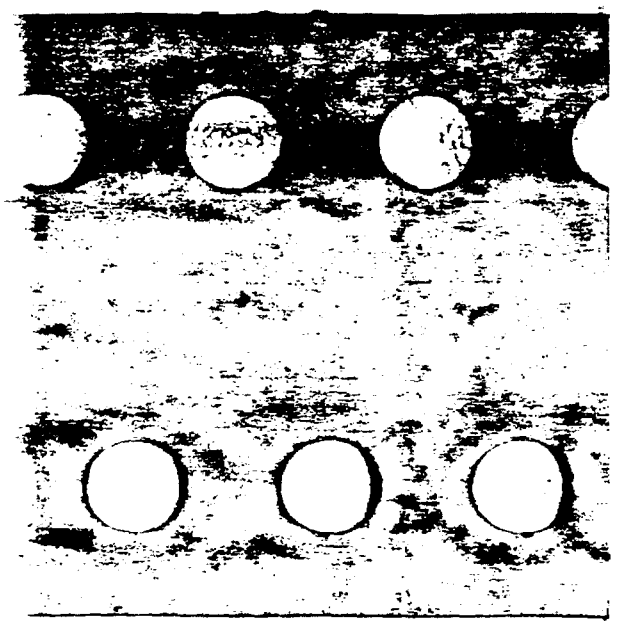
Patricia M. Swin
NOTARY PUBLIC
My Commission Expires: February 3, 1997

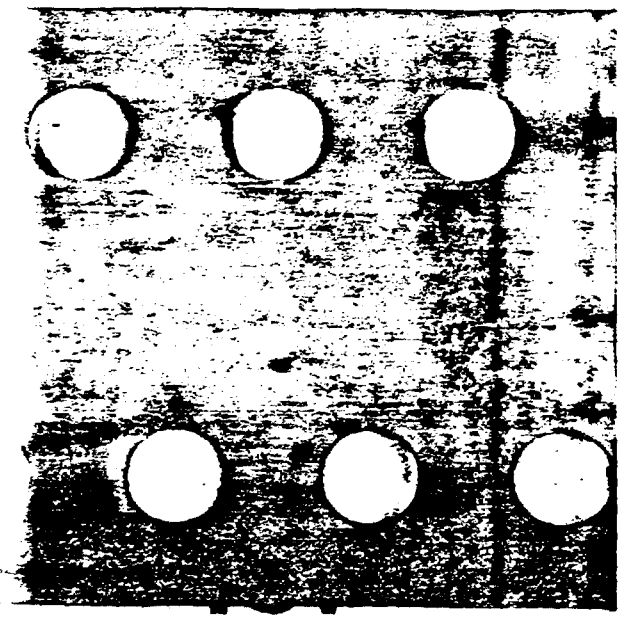
68022
IDENTIF. & REFERENCE

94 JUL -6 AM 8:34

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

283.10 XCHECK 0101 07/06/94 3:35





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

RECEIVED OF _____

FOR _____

BOOK 9398 PAGE 424

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	~~73000.00~~
			CON TX	270.10
			PRFEE	1.00
			WDEED	12.00
			TOTAL	283.10
			CHECK	283.10
07/06/94	01	08:35	0001	3635

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

68022
IDENTIF. & REFERENCE

94 JUL -6 AM 8:34
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 810280