File Box 38
First Title and Escrow Company, Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

Alexander S. Fugua, Atty.
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

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#12713

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ERNEST WILLIAMS, III	NEW OWNER	Map 131-13
(NAME)	(NAME)	
5331 North Stanford Drive		Parcel 20
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37215		FB FH12165
(CITY) (STATE) (P. O. ZIP)	(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, DON L. GAINES AND WIFE, SARA N. GAINES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ERNEST WILLIAMS, III AND WIFE, JERRY B. WILLIAMS

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 34 on the Plan of (Revised) Westwood, as of record in Plat Book 974, page 6, revised in Plat Book 974, page 14, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Don L. Gaines and Sara N. Gaines by deed from Carolyn O. Smith and husband, Paul Revere Smith, Jr. of record in Book 9169, page 928, said Register's Office.

This conveyance is made subject to: (1) 1994 Taxes, which have been prorated and assumed by the Grantees; (2) Agreement of record in Book 6456, page 125; (3) Easements of record in Book 6530, page 788, and in Book 6692, page 630; and (4) All matters appearing on the Plan of record in Plat Book 974, page 6, revised in Plat Book 974, page 14, said Register's Office.

81050
IDENTIF. & REFERENCE

94 AUG 15 AM 9:02
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

7764 08/15 0101 03CHECK 2210.50

This is improved (XX) unimproved ( ) property, known as 5331 North Stanford Drive, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 11th day of August, 19 94

Don L. Gaines
DON L. GAINES

Sara N. Gaines
SARA N. GAINES

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DON L. GAINES AND WIFE, SARA N. GAINES

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 11th day of August, 19 94.

My commission expires 5/23/98 Notary Public Karen Ford Martin

STATE OF _____
COUNTY OF _____

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

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 595,000.00

Affiant

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

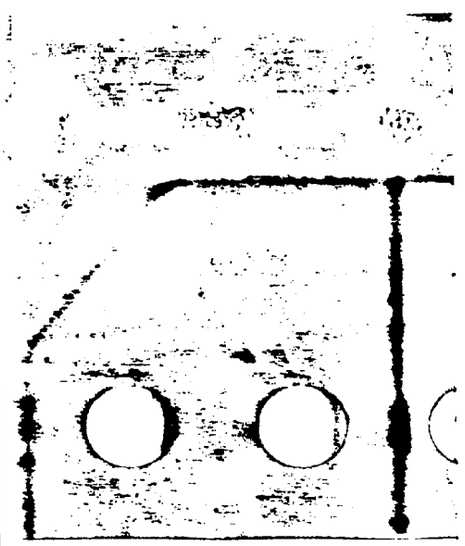
MY COMMISSION EXPIRES: 5/23/98 (AFFIX SEAL) Karen Ford Martin Notary Public

WARRANTY DEED

FROM DON L. GAINES AND WIFE, SARA N. ~~GAINES~~

TO ERNEST WILLIAMS, III AND WIFE, ~~JERRY B. WILLIAMS~~

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





81050

IDENTIF. & REFERENCE

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 595000.00
CON TX 2201.50
PRFEE 1.00
WDEED 8.00
TOTAL 2210.50
CHECK 2210.50

08/15/94 01 09:02 0001 7764

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94 AUG 15 AM 9:02

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

No. 824230