BOOK 9454 PAGE 929

Bdl 53

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF August 19 94

Notary Public

MY COMMISSION EXPIRES: 11/20/96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
THOMAS L. MULNIX (NAME)	FIRST AMERICAN NATIONAL BANK (NAME)	MAP 75-06
4239 SWEDEN DRIVE (ADDRESS)	FIRST AMERICAN CENTER (ADDRESS)	PARCEL 37
HERMITAGE, TN 37076 (CITY) (STATE) (ZIP)	NASHVILLE, TN 37237 (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, JAMES D. HAGEWOOD AND WIFE, DIANA K. HAGEWOOD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS L. MULNIX AND WIFE, MARCY D. MULNIX

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. 278 on the Plan of Hermitage Estates Subdivision, Section II, of record in Book 3700, page 23, Register's Office for Davidson County, Tennessee.
SAID Lot No. 278 fronts 80.0 feet on the easterly margin of Sweden Drive and runs back 135.0 feet between parallel lines to a dead line.

Being the same property conveyed to JAMES D. HAGEWOOD AND WIFE, DIANA K. HAGEWOOD, by Deed of record in Book 4851, page 420, Register's Office for Davidson County, Tennessee.

87495

IDENTIF. 4 REFERENCE

94 SEP -2 AM 10:27

FILED [illegible] REGISTER
DAVIDSON COUNTY, TN.

4768 09/02 0101 03CHECK 275.40

unimproved ( )
This is improved (X) property, known as 4239 SWEDEN DRIVE, HERMITAGE, TN 37076
(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 30th day of August, 19 94

James D. Hagewood
JAMES D. HAGEWOOD

Diana K. Hagewood
DIANA K. HAGEWOOD

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES D. HAGEWOOD AND WIFE, DIANA K. HAGEWOOD

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 GOODLETTSVILLE, Tennessee, this 30th day of August 19 94.

Commission expires 11/20/96

Notary Public

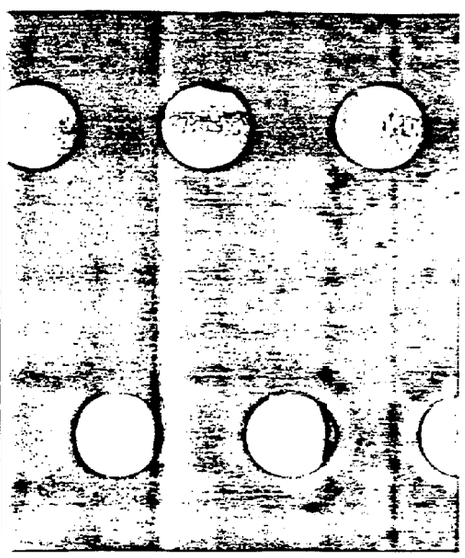
STATE OF TENNESSEE
COUNTY OF

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

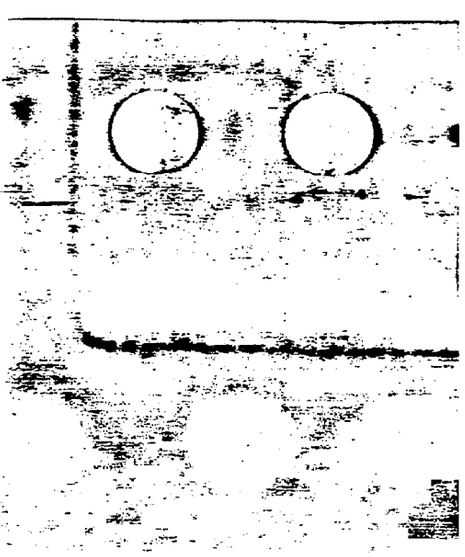
RECEIVED OF _____

FOR _____

BOOK 9454 PAGE 931

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	72000.00
CON TX	266.40
PRFEE	1.00
WDEED	8.00
TOTAL	275.40
CHECK	275.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 01 CO:25 0001 4768

87495
IDENTIF. & REFERENCE

94 SEP -2 AM 10: 2
FILED & RECORDED
DAVIDSON COUNTY, TN.

No. 831142