87832

IDENTIF. A REFERENCE

THIS INSTRUMENT PREPARED BY:
SHELTON HATCHER, ATTORNEY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075
TN SUPREME COURT NO. 2657

'94 SEP -2 PM 3:57

DAVIDSON COUNTY, TN. REGISTER

OUR FILE NUMBER: R-3871

MAP/GROUP/PARCEL
053-03-0-B/010.00 CO

NEW OWNER'S NAME AND ADDRESS:
SHARON E. LARSON & MATTHEW O. LARSON
1018 MULBERRY WAY
NASHVILLE, TN 37207

BOOK 9456 PAGE 255

SEND TAX BILLS TO:
AMERICA'S WHOLESALE LENDER
750 OLD HICKORY BLVD. #286
BRENTWOOD, TN 37027

5118 09/02 0101 03CHECK 323.13

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, I, Stephen A. Williams, hereinafter called Grantor, do hereby transfer and convey unto Sharon E. Larson, and husband, Matthew O. Larson, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND in Davidson County, Tennessee, being Lot No. 10 on the Plan of Mulberry Downs, Phase I, of record in Plat Book 7900, Pages 84 through 88, said Register's Office.

SAID Lot No. 10 fronts 40.00 feet on the northeasterly margin of Mulberry Way and extends back 100.00 feet on the northwesterly line and 100.00 feet on the southeasterly line to a dead line in the rear measuring 40.00 feet thereon.

BEING the same property conveyed to grantor herein by deed of record in Book 8616, Page 613, Register's Office for Davidson County, Tennessee. The same being further conveyed to Stephen A. Williams by Quitclaim Deed of record in Book_____, Page_____, Register's Office for Davidson County, TN

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantor covenants with grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds himself, his heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Stephen A. Williams

Stephen A. Williams

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Stephen A. Williams, with whom I am personally acquainted, and made oath that he executed the foregoing instrument as his free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 16th day of August, 1994.

BOOK 9456 PAGE 256

NOTARY PUBLIC

MY COMMISSION EXPIRES:
2-3-98

SHELTON HATCHER NOTARY AT LARGE Exp. 2/3/98 SUMNER COUNTY STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $84,900.00.

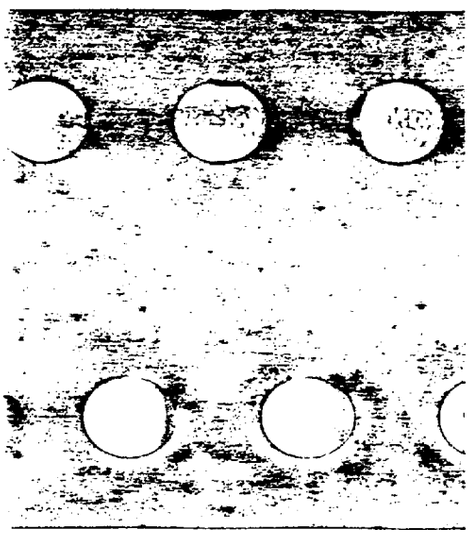
Sharon E. Larson
AFFIANT

Sworn to and subscribed before me, this the 16th day of August, 1994.

NOTARY PUBLIC

My Commission Expires:
2-3-98

SHELTON HATCHER NOTARY AT LARGE Exp. 2/3/98 SUMNER COUNTY STATE OF TENNESSEE



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

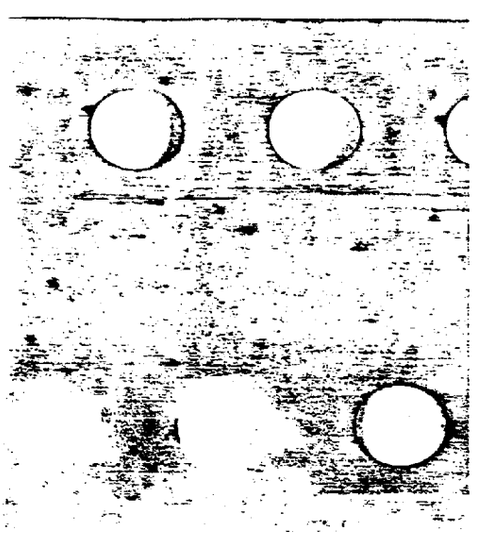
RECEIVED OF _____

FOR _____

BOOK 9456 PAGE 257

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 84900.00
CON TX 314.13
~~PRFEE 1.00~~
~~MISC 8.00~~
TOTAL 323.13
CHECK 323.13

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/02/94 01 15:56 0001 5118

94 SEP -2 PM 3:58
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

87832
IDENTIF. # REFERENCE

No. 831488