BOOK 9554PG933

This Instrument Prepared By:
LAWLESS & ASSOCIATES, P.C.
19th Floor
First American Center
Nashville, TN 37238-0068

ADDRESS NEW OWNER:
John S. Griffith and Leila R. Griffith
301 Wareham Court
Antioch, TN 37013

SEND TAX BILL:
To Owner

MORTGAGEE:
First American National Bank
First American Center
Nashville, TN 37237

MAP AND PARCEL:
MAP 151-1-A
GROUP
PARCEL 42

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Eugene Collins, Builder, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto John S. Griffith and wife, Leila R. Griffith, 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. 42 on the Plan of Chatham Pointe of record in Plat Book 6900, pages 444 through 447, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.
>
> BEING a part of the same property conveyed to Eugene Collins, Builder, by deed from Leader Enterprises, Inc., as of record in Book 9357, page 847, Register's Office for Davidson County, Tennessee.
>
> The property conveyed by this deed is not the residence of the Grantor.

This is improved property known as 301 Wareham 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.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John S. Griffith and wife, Leila R. Griffith, their heirs and assigns, forever; and I, Eugene Collins, Builder, do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my 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 shall include the plural,

the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 22nd day of December, 1994. BOOK 9554 PG 934

Eugene Collins

5257 12/27 0101 03CHECK 463.73

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Eugene Collins, as Builder and individually,, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 22nd day of December, 1994.

Margaret Jane Stuart
NOTARY PUBLIC

My Commission Expires: May 28, 1995

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 122,900.00.

John L. Griffith
AFFIANT

Subscribed and sworn to before me
this 22nd day of December, 1994.

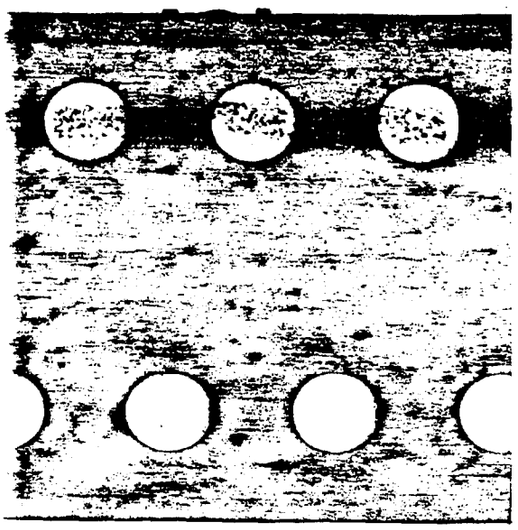
Margaret Jane Stuart
NOTARY PUBLIC

My Commission Expires: May 28 1995

20129
IDENTIFICATION REFERENCE

DEC 27

PICK-UP



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

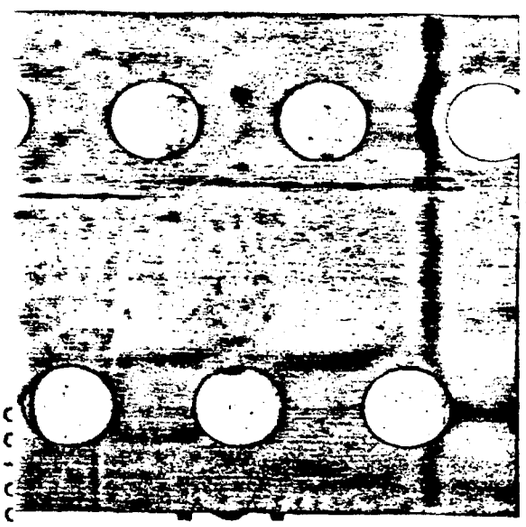
RECEIVED OF _____

FOR _____

BOOK 9554 PG 935

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 122900.00
CON TX 454.73
PRFEE 1.00
WDEED 8.00
TOTAL 463.73
CHECK 463.73

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 12/27/94 10:13:2001 8257

20129
IDENTIF. & REFERENCE

94 DEC 27 AM 10:44
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 866167