BOOK 9567 PG 411

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 132,595.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF January, 19 95

Notary Public

MY COMMISSION EXPIRES: 01/27/96
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TN

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell and Trentham, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John M. Paul (NAME)	Matrix Financial Services (NAME)	172-03-0-A 076.00
1101 Elmshade Court (ADDRESS)	P. O. BOX 78144 (ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Phoenix, AZ 85062-8144 (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, Richter Dial Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John M. Paul and wife, Tammy M. Paul

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, TN, being Lot No. 76 on the Plan of The Woodlands, Phase I, Section I, of record in Book 6900, Pages 498 and 499, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Richter Dial Builders, Inc. by deed from MeritBanc Development Corporation (formerly known as Hardin Service Corporation) of record in Book 8671, Page 388, Register's Office for Davidson County, TN.

This description is the same used in the previous deed of record.

Subject to restrictions of record in Book 7334, Page 109; Book 7408, Page 250; Book 7516, Page 37; Book 8464, Page 463; Book 8622, Page 390; Book 8634, Page 224; Rerecorded in Book 8643, Page 675; Storm Water Detention Agreement in Book 7336, Page 3; Charter of Incorporation in Book 8454, Page 246; Dedication for Common Area in Book 8472, Page 310; Deeds of Conveyance in Book 8541, Page 225; Book 8541, Page 230 and Book 8541, Page 235, and all matters shown on the Plan of Record.

unimproved ( )
This is improved (X) property, known as 1101 Elmshade Court, Nashville, TN 37211
(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 my hand this 30th day of December, 19 94

Richter Dial Builders, Inc.
By: Robert Douglas Richter
Robert Douglas Richter, ~~President~~ Secretary

STATE OF TENNESSEE
COUNTY OF

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

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____day of _____ 19_____ .

Commission expires _____ _____
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Robert Douglas Richter and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Secretary and _____ respectively of the Richter Dial Builders, Inc. the within named bargainor, and corporation, and that he as such Secretary 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 Robert Douglas Richter as such Secretary, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Brentwood, TN on this the 30th day of December 19 94 .

My commission expires January 27, 1996 _____
Notary Public

IDENTIFICATION REFERENCE

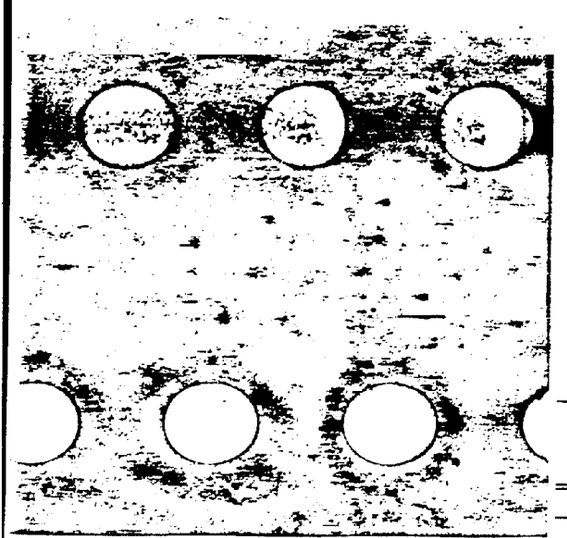
23949

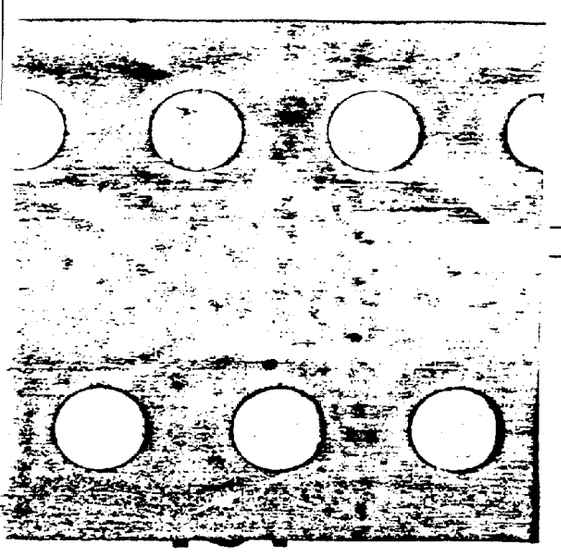
95 JAN -9 PM 12:28

REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

0438 01/09 0101 03CHECK

499.61





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9567 PG 413

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 132595.00
CON TX 490.61
PRFEE 1.00
WDEED 8.00
TOTAL 499.61
CHECK 499.61

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/09/95 01 12:27 0001 0438

95 JAN -9 PM 12:28

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

23949
IDENTIF. & REFERENCE

No. 870299