Lic. 48

WARRANTY DEED

BOOK 9599 PG 238

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 95,000.00

Kathleen S. Hancock
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
17th DAY OF February 19 95

Notary Public

MY COMMISSION EXPIRES: January 27, 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell & Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: New Owner Mortgagee:	MAP-PARCEL NUMBERS
Bruce A. Hancock (NAME)	First Tennessee Bank (NAME)	157-8-A-17.00CO
905 Loggers Run (ADDRESS)	P.O. Box 100 (ADDRESS)	
Franklin, TN 37064 (CITY) (STATE) (ZIP)	Franklin, TN 37065 (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, John M. Thetford and wife, Susan Thetford

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bruce A. Hancock and wife, Kathleen S. Hancock

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. 17 on the Plan of the 3rd Revision, Middleton, of record in Book 6900, Page 900, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to John M. Thetford and wife, Susan Thetford by quitclaim deed from George T. Hicks and Sallie R. Hicks of record in Book 8177, Page 340, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 7119, Page 345; By-Laws of record in Book 7119, Page 364; Easement of record in Book 6505, Page 881, and all matters shown on the Plan of Record.

35464
IDENTIF. & REFERENCE

95 FEB 21 PM 1:43
REGISTER
DAVIDSON COUNTY, TN.

unimproved (X)
This is improved ( ) property, known as 15 Middleton Park Lane, Nashville, TN 37215
(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 hands this 17th day of February 19 95

John M. Thetford

Susan Thetford

BOOK 9599 PG 239

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John M. Thetford and wife, Susan Thetford

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 Brentwood, Tennessee, this 17th day of February 19 95.

Commission expires January 27, 1996

Notary Public

STATE OF TENNESSEE
COUNTY OF

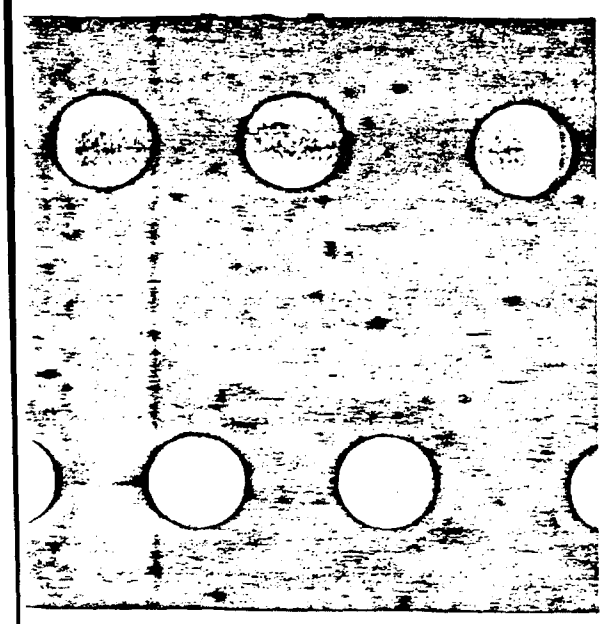
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

3155 02/21 0101 03CHECK 360.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

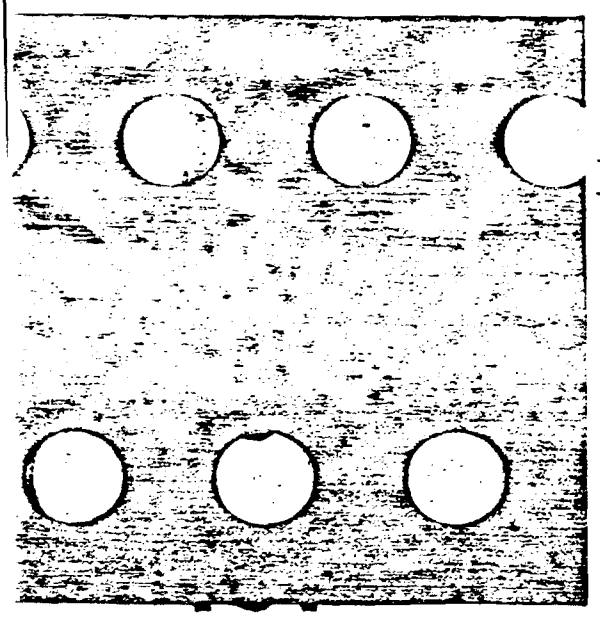
RECEIVED OF _____

FOR _____

BOOK 9599 PG 240

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	95000.00
CON TX	351.50
PRFEE	1.00
WDEED	8.00
TOTAL	360.50
CHECK	360.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/21/95 01 01:42 0001 3155

35464

IDENTIF. & REFERENCE

95 FEB 21 PM 1:43

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

No. 882850