BK/95 R

BK 9630 208

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 161,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
24th DAY OF March 19 95

Notary Public

MY COMMISSION EXPIRES: 11/30/97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C., 121 First Ave. Suite 200, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Pansie K. McLerran (NAME)	First Trust Mortgage Company (NAME)	MAP 130-5
127 Taggart Avenue (ADDRESS)	6525 Quail Hollow Suite 300 (ADDRESS)	PARCEL 96
Nashville, Tennessee 37205 (CITY) (STATE) (ZIP)	Memphis, Tennessee 38120 (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, Vicki J. Wigginton Martin, a married person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Pansie K. McLerran and Jane B. Cantrell, both unmarried, as tenants in common with right of survivorship,

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. 11, Block "F" on the 2nd Revised Plan Highlands of Belle Meade Blocks E, F, G, H and K, of record in Book 1130, page 71 and 72, Register's Office for said County.

Said Lot No. 11 of Block "F", which is a corner lot fronts 85 feet on the southerly margin of Taggart Avenue and fronts 180 feet on the easterly margin of Cross Hill Road, said frontages being joined by a curve having a length of 31.42 feet, and extends back 105 feet on the southerly line and 200 feet on the easterly line to a point of intersection.

Being the same property conveyed to Vicki J. Wigginton by deed from George Kevin King, unmarried of record in Book 7546, page 935, Register's Office for Davidson County, Tennessee. Vicki J. Wigginton now known as Vicki J. Wigginton Martin.

THIS CONVEYANCE IS MADE SUBJECT TO:

Plan of record in Book 1130, page 71 and page 72 said Register's Office, shows an Owner's Certificate, certain notes, easements and setback lines.

Taxes for the year 1995 and subsequent years, a lien, but not yet due and payable.

George William Martin joins in this conveyance to convey any and all interest he may have in subject property

unimproved ( )
This is improved (X) property, known as 127 Taggart Avenue, Nashville, Tennessee 37205
(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 24th day of March 19 95

Vicki J. Wigginton Martin

George William Martin

STATE OF TENNESSEE

BOOK 9630 PG 209

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Vicki J. Wigginton Martin, and husband, George William Martin

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 Franklin, Tennessee, this 24th day of March 1995.

Commission expires 11/3/97

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

95 MAR 29 PM 12:05

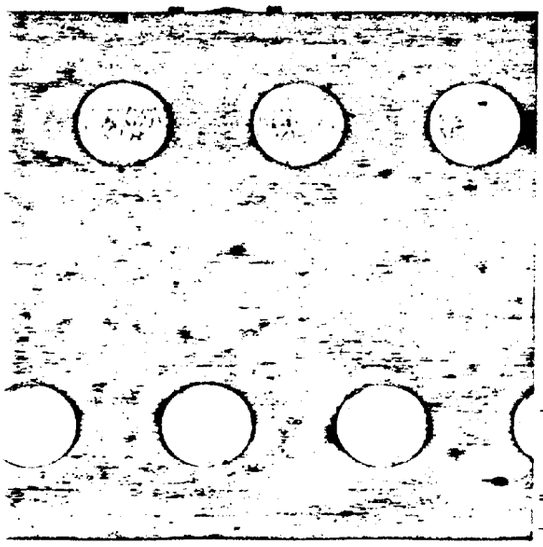
FELIA ... REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

46132

4928 03/29 0101 03CHECK

604.70



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

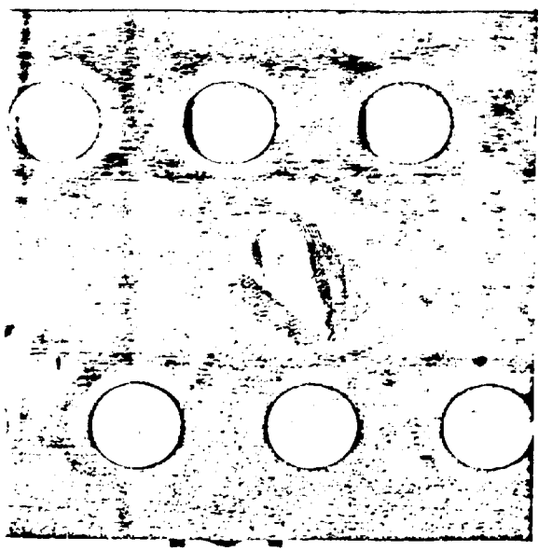
RECEIVED OF _____

FOR _____

BOOK 9630 PG 210

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 161000.00
CON TX 595.70
PRFEE 1.00
WDEED 8.00
TOTAL 604.70
CHECK 604.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/29/95 01 12:08 0001 4928

46132
IDENTIF. ↑ REFERENCE

95 MAR 29 PM 12:06
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 894475