BOOK 9638 PG 485

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 84,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF March, 19 95

Notary Public

MY COMMISSION EXPIRES: 7-22-97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Premier Title & Escrow, Inc., 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rodney D. Duncan	Same	MAP 147-5
(NAME)	(NAME)	
4912 Salem Drive		PAR 176
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37211		
(CITY) (STATE) (ZIP)	(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, Kimberly Kay Davis and Sherry Denise Hunley and Mickey Eugene Hunley, unmarried persons

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rodney D. Duncan, unmarried

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. 520 on the Map of Crieve Hall Estates, Section 6, of record in Book 2331, page 1, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to C. Eugene Hunley and wife, Patsy A. Hunley by deed from Charles W. Clark and wife, Sue B. Clark of record in Book 4319, page 223, said Register's Office. C. Eugene Hunley and wife, Patsy A. Hunley having divorced and the property being conveyed to Patsy Ann Reed Hunley by Divorce Decree entered in the records of the Circuit Court Clerk for Davidson County, Tennessee (4th Circuit Court Docket No. 73895) in Minute Book 91A, page 99, 4th Circuit Court Clerk's office. Patsy A. Hunley and Patsy Ann Reed Hunley are one and the same person. The said Patsy Ann Reed Hunley is now known as Patsy A. Massey. The said Patsy A. Massey has since died. Kimberly Kay Davis and Sherry Denise Hunley, and Mickey Eugene Hunley are the devisees under the Will of Patsy A. Hunley of record in Will Book 194, page 627, Probate Court for Davidson County, Tennessee.

This conveyance is subject to any and all easements and restrictions of record.

unimproved ( )
This is improved (X) property, known as 4912 Salem Drive, Nashville, Tennessee 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 our hand s this 30th day of March 19 95

Kimberly Kay Davis
Kimberly Kay Davis

Mickey Eugene Hunley
Mickey Eugene Hunley

Sherry Denise Hunley
Sherry Denise Hunley

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9638 PG 486

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kimberly Kay Davis and Sherry Denise Hunley and Mickey Eugene Hunley

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 Nashville, Tennessee, this 30th day of March, 19 95.

Commission expires 7-11-97

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_____.

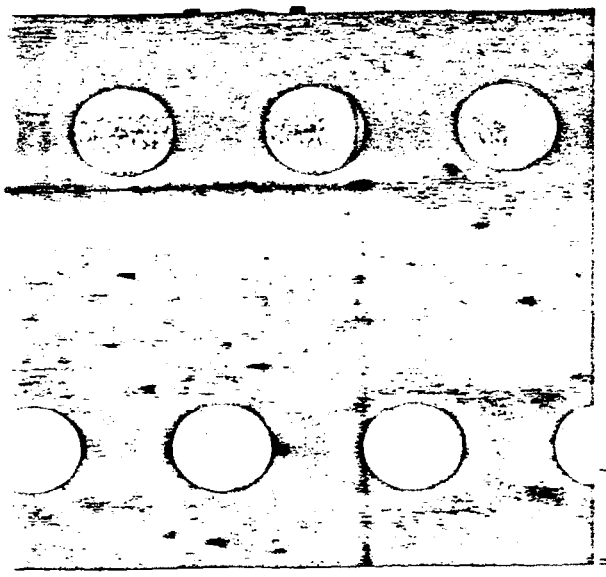
My commission expires _____

_____
Notary Public

3003 04/05 0101 03CHECK 356.00

MAIL ENV.

48956



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

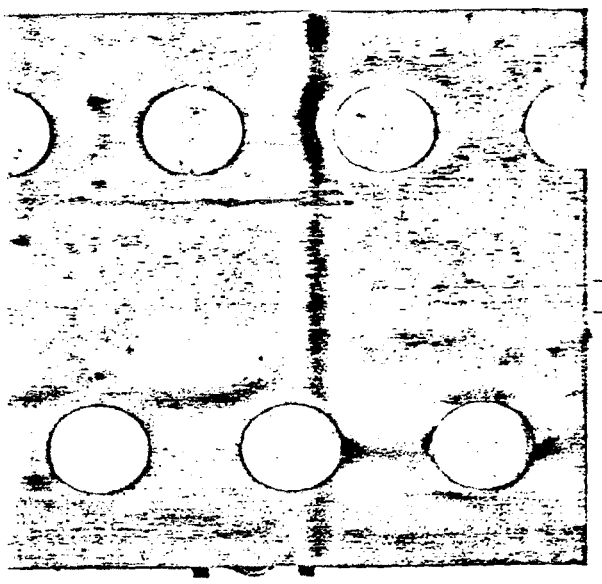
RECEIVED OF _____

FOR _____

BOOK 9638 PG 487

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



DAMT	94000.00
DON TX	347.80
PRFEE	1.00
WDEED	8.00
TOTAL	356.80
CHECK	356.80

04/05/95 01 13:47 0001 8003

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

48956
IDENTIFICATION REFERENCE

95 APR -5 PM 1:48

REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

No. 897525