WARRANTY DEED

BOOK 9646 PG 746

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 68,500.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: January 27, 1996
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Lassiter, Tidwell & Hildebrand, Attorneys at Law, P.O. Box 1369, Brentwood, TN 37024-1369

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sophie J. Roberts		160-14-0-C-057.00
(NAME)	(NAME)	
757 Fox Ridge Drive		
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027		
(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, Nicky G. Martin and wife, Jennifer Neely Martin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sophie J. Roberts

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 Unit No. 757 on the Plan of Brentwood Trace Condominiums, Section II, of record in Book 5200, Page 376, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Nicky G. Martin and wife, Jennifer Neely Martin by deed from James M. Crosby and wife, Jean Kelly Crosby of record in Book 6753, Page 244, Register's Office for Davidson County, TN.

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

Subject to master deed of record in Book 5818, Page 915; By-Laws in Book 5818, Page 925; Book 5868, Page 70, and all matters shown on the Plan of Record.

52038
IDENTIFICATION REFERENCE

95 APR 17 PM 2:04

unimproved ( )
This is improved (X) property, known as 757 Fox Ridge Drive, Brentwood, TN 37027
(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 April, 19 95

Nicky G. Martin by Jennifer Neely Martin
Nicky G. Martin

Jennifer Neely Martin
Jennifer Neely Martin

ACKNOWLEDGMENT

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 Jennifer Neely Martin, the bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 17th day of April, 1995.

Notary Public

My commission expires: 1/27/96

STATE OF TENNESSEE
COUNTY OF Williamson

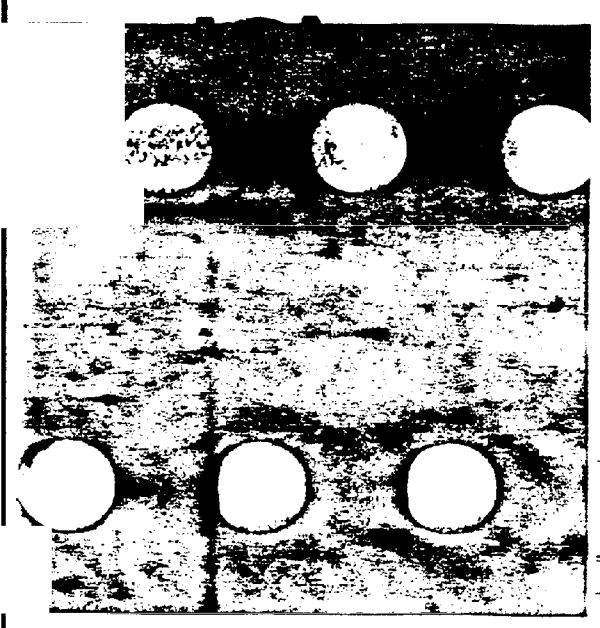
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jennifer Neely Martin, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purpose therein contained, and who further acknowledged that she is the attorney in fact for Nicky G. Martin and that she is authorized by Nicky G. Martin to execute this instrument on his behalf.

Witness my hand and seal at Brentwood, TN, this 17th day of April, 1995.

Notary Public

My commission expires 1/27/96

1995 04/17 0101 03CHECK 262.15



OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

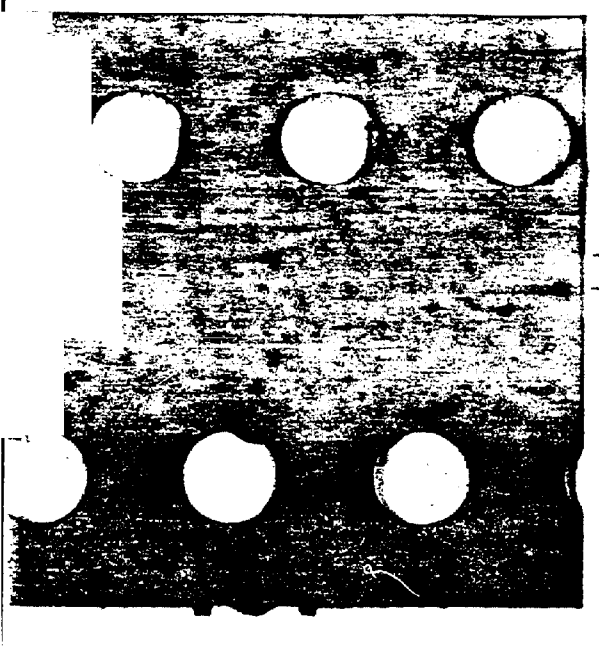
RECEIVED OF _____

FOR _____

BOOK 9646 PG 748

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 68500.00
CON TX 253.45
PRFEE 1.00
WDEED 8.00
TOTAL 262.45
CHECK 262.45

04/17/95 01 14:03 0001 1365

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

52038
IDENTIF. ↑ REFERENCE

95 APR 17 PM 04

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 900844