FILE NO. 33332

FILE BOX "7"

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 102,379.13

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF April, 19 95

Notary Public

MY COMMISSION EXPIRES: 9/25/98
(AFFIX SEAL)

BOOK 9658 PG 196

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
SHARI BLACK	S A M E	51-3-178
(NAME)	(NAME)	11D 15125
103 Townley Court		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115		
(CITY) (STATE) (P.O ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, THEODORE MICHAEL, SR., Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SHARI BLACK

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. 145 on the Plan of Pleasant Acres, Section Five, as of record in Book 2331, Page 56, Register's Office for Davidson County, Tennessee to which plan reference is here made for a complete description thereof.

BEING the same property conveyed to Theodore Michael, Sr., by deed from Sharon S. Rippy, Unmarried, of record in Book 9499, page 945, Register's Office for Davidson County, Tennessee.

**INCLUDING THE ASSUMPTION OF A WRAP AROUND MORTGAGE AND NOTE EXECUTED BY MELVIN S. RIPPY AND WIFE, SHARON S. RIPPY, GRANTORS, AND WILLIAM G. DODDS, JR., AND WIFE, ELIZABETH A. DODDS, HOLDERS, TO ROBERT L. HUDSON, TRUSTEE, DATED MAY 31, 1991 TO SECURE TO WILLIAM G. DODDS, JR., AND WIFE, ELIZABETH A. DODDS AN INDEBTEDNESS IN THE PRINCIPAL AMOUNT OF $71,000.00 PAYABLE AS SET FORTH THEREIN AND RECORDED IN BOOK 8367, PAGE 673, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE WHICH THE GRANTEE HEREIN ASSUMES AND AGREES TO PAY.

THIS CONVEYANCE IS MADE SUBJECT TO RESTRICTIONS OF RECORD IN BOOK 2445, PAGE 587, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND SUBJECT TO NOTES, EASEMENTS, SETBACK LINES, ETC. AS MAY BE SET FORTH ON THE PLAN OF PLEASANT ACRES, SECTION FIVE, AS OF RECORD IN BOOK 2331, PAGE 56, SAID REGISTER'S OFFICE.

This is (unimproved / improved [X]) property, known as 103 Townley Court, Madison, Tennessee 37115
(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 28th day of April, 19 95

THEODORE MICHAEL, SR. 4-28-95

BOOK 9658 PG 197

STATE OF TENNESSEE
Davidson County

THE UNDERSIGNED

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named THEODORE MICHAEL, SR., Unmarried

the bargainor_____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of April, 19 95.

Commission Expires 7/25/98

_____ Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____, a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires_____

56004

IDENTIF. ↑ REFERENCE

WARRANTY DEED

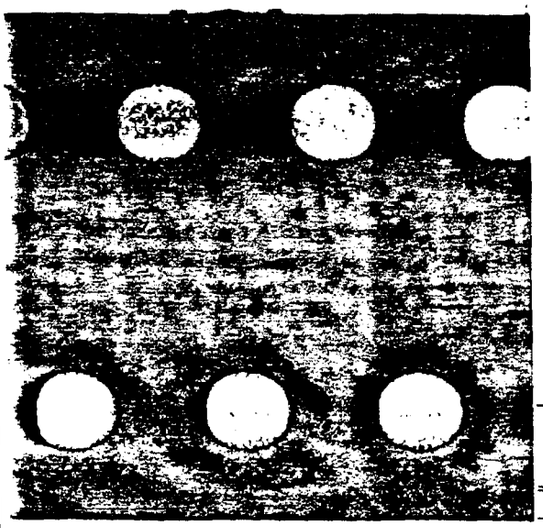
FROM

95 APR 28 PM 3:31

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

TO

5754 04/28 0101 03CHECK 387.81



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

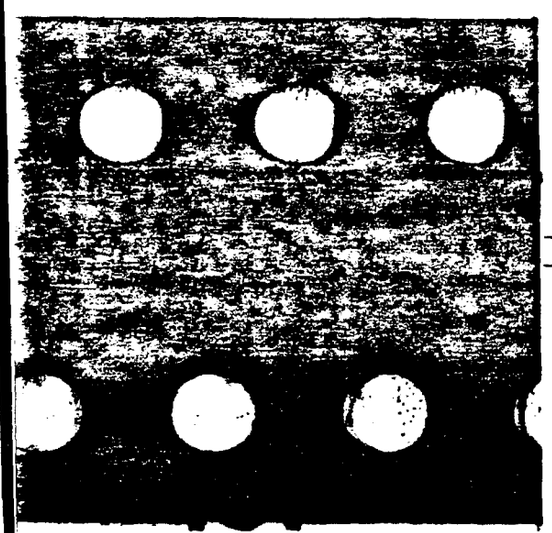
RECEIVED OF _____

FOR _____

BOOK 9658 PG 198

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 102379.13
CON TX 378.81
PRFEE 1.00
WDEED 8.00
TOTAL 387.81
CHECK 387.81

04/28/95 01 15:31 0001 5754

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

56004
IDENTIF. ← REFERENCE

95 APR 28 PM 3:31
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 905191