Bk 53

WARRANTY DEED

BOOK 9660 PG 552

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 51,000.00

Glen E Powers
Affiant

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

Carolyn Adams
Notary Public

MY COMMISSION EXPIRES: 7-20-96
(AFFIX SEAL)

CAROLYN ADAMS NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE AT LARGE

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
GLEN E. POWERS (NAME)	COMMUNITY MORTGAGE CORPORATION (NAME)	MAP 52-02
313 RANDY ROAD (ADDRESS)	142 TIMBER CREEK DRIVE (ADDRESS)	PARCEL 263
MADISON, TN 37115 (CITY) (STATE) (ZIP)	CORDOVA, TN 38018 (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, WILLIAM C. RUCKER AND WIFE, SHARON RUCKER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GLEN E. POWERS, 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. 82 on the Plan of Rainbow Terrace, Section 3, of record in Book 2133, page 20, Register's Office for Davidson County, Tennessee, described as follows:

SAID Lot No. 82 fronts 115 feet on the easterly margin of Randy Road and extends back 495.8 feet on the northerly line and 519.6 feet on the southerly line to a dead line in the rear measuring 117.4 feet thereon.

Being the same property conveyed to WILLIAM C. RUCKER AND WIFE, SHARON RUCKER, by Deed of record in Book 5117, page 215, Register's Office for Davidson County, Tennessee.

95 MAY -2 AM 9:56
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

56727
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 313 RANDY ROAD, MADISON, TN 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 our hand s this 28th day of April 19 95

William C Rucker
WILLIAM C. RUCKER

Sharon Rucker
SHARON RUCKER

BOOK 9660 PG 553

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WILLIAM C. RUCKER AND WIFE, SHARON RUCKER

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 GOODLETTSVILLE, Tennessee, this 28th day of April 19 95

Commission expires 11/20/96

Notary Public

STATE OF TENNESSEE
COUNTY OF

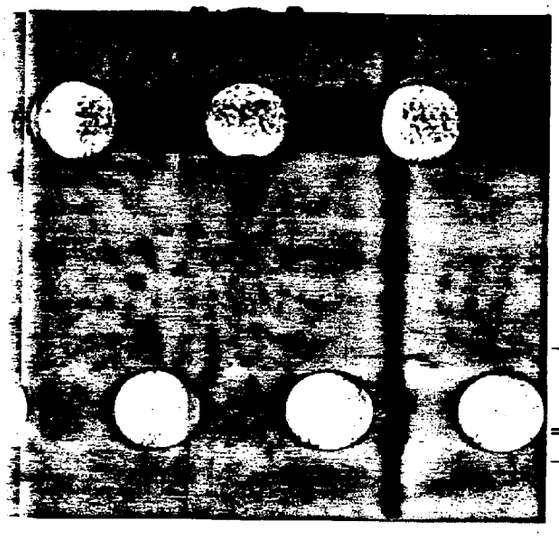
Before me, _____ a Notary Public, within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and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

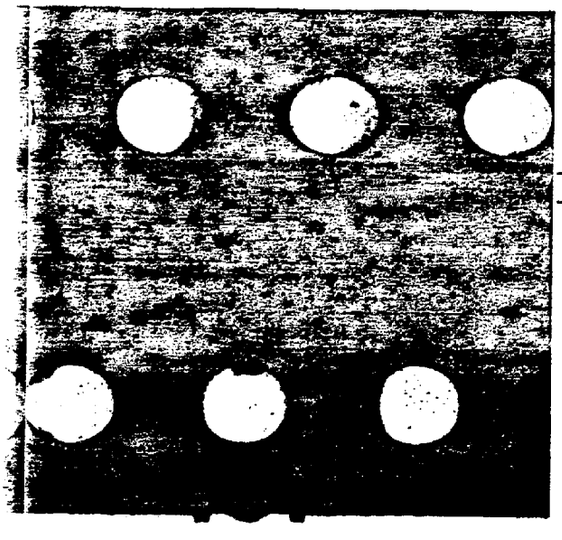
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

5550 05/02 0101 03CHECK
197.70





OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9660 PG 554

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 51000.00
CON TX 188.70
PRFEE 1.00
WDEED 8.00
TOTAL 197.70
CHECK 197.70

05/02/95 01 09:59 0001 6550

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

56727
IDENTIF. # REFERENCE

95 MAY -2 AM 9:56
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 905974