THIS INSTRUMENT PREPARED BY:
Richard W. Sebastian
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375

FILE BOX 36
#13429
VA LOAN # LH408934TN

WARRANTY DEED

INSTRUMENT PREPARED BY INFORMATION FURNISHED BY BOTH PARTIES HERETO.

Name and Address of New Owner:
John Walter Ray, Jr.
Suzanne Lee Wetzel Ray
6513 Premier Dr.
Nashville, TN 37209-2916

Send Tax Bills To:
First Tennessee Bank National Association
P. O. Box 474
Memphis, TN 38101
Loan # 065637-1

Street Address of Subject Property:	**Map-Parcel No:**
6513 Premier Drive **Nashville, TN 37209**	**102-4-84**

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, and the assumption of a Deed of Trust executed by Brady W. Davis, Jr., and wife, Peggy D. Davis to First Tennessee Bank National Association in the principal sum of $96,000.00 of record in Book 8905, Page 815, Register's Office for Davidson County, Tennessee; the receipt and sufficiency of which are hereby acknowledged, **Brady W. Davis, Jr., and wife, Peggy D. Davis,** hereinafter called **"GRANTORS,"** have bargained and sold, and by these presents does transfer and convey unto **John Walter Ray, Jr., and wife, Suzanne Lee Wetzel Ray** hereinafter called **"GRANTEES,"** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Being Lot No. 732 on the plan of Charlotte Park, Section Twelve, of record in Book 2900, Pages 127 and 128, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description thereof.

Being the same property conveyed to Brady W. Davis, Jr., and wife, Peggy D. Davis by Warranty Deed from Lester Harold Melton and wife, Claudette Melton of record in Book 8905, Page 812, Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following:

Deed of Trust executed by the Grantors herein listed, to secure First Tennessee Bank National Association in the principal sum of $96,000.00, recorded in Book 8905, Page 815, said Register's Office, in which the Grantees agree to assume and pay the same as part of the consideration of this conveyance. The Grantees also hereby assume the obligation of Brady M. Davis, Jr., Veteran, under the terms of the instruments creating the Loan to indemnify the U.S. Department of Veterans Affairs to the extent of any claim payment arising from the guaranty of insurance of the indebtedness above mentioned; all matters shown on the recorded plan of record in Book 2900, Page 127, said Register's Office and all zoning regulations, setback lines, if any, easements and rights of way for public utilities applicable to the lot in question.

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 the GRANTORS do covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTORS do further covenant and bind themselves, their heirs, successors, assigns 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 this 1st day of May, 1995.

Brady W. Davis, Jr.

Peggy D. Davis

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared Brady W. Davis, Jr., and wife, Peggy D. Davis, whom I am personally acquainted or proved to me on the basis of satisfactory evidence, that they executed the foregoing instrument for the purpose therein contained.

WITNESS our hand and official seal at Nashville, Tennessee, this 1st day of May, 1995.

NOTARY PUBLIC

My commission expires:

STATE OF TENNESSEE]
]
COUNTY OF DAVIDSON]

The actual consideration or value whichever is greater, for this transfer is $ 99,329.36.

Affiant

Subscribed and sworn to before me, this the 1ST day of May, 1995.

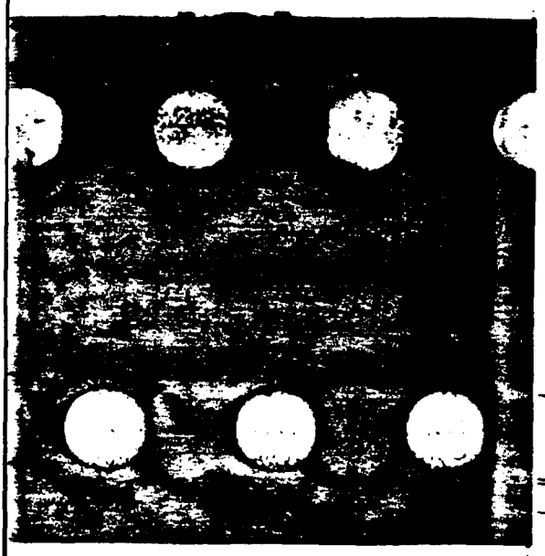
NOTARY PUBLIC
My commission expires:

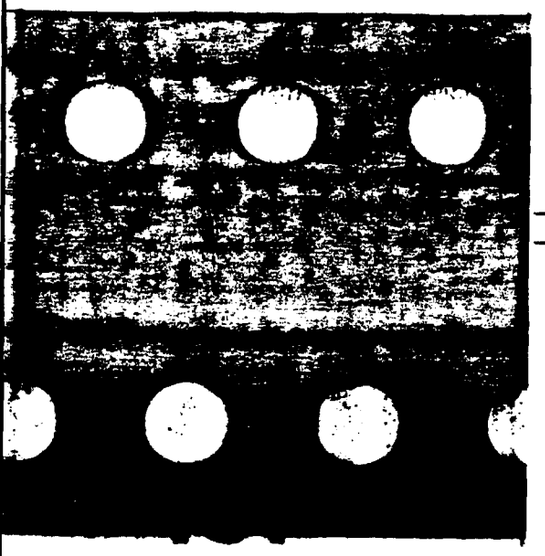
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56883
IDENTIF. & REFERENCE

95 MAY -2 PM 12:09
FELIX Z. [illegible]
REGISTER
DAVIDSON COUNTY, TN.

6714 05/02 0101 03CHECK 380.41





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

RECEIVED OF _____

FOR _____

BOOK 9661PG100

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 99329.36
CON TX 367.41
PRFEE 1.00
WDEED 12.00
TOTAL 380.41
CHECK 380.41

05/02/95 01 12:12 0001 6714

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

56883
IDENTIF. ← REFERENCE

95 MAY -2 PM 12:09
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 906137