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BCK 58

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 67,500.00

Dallas F. Morgan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF May 19 95

Notary Public

MY COMMISSION EXPIRES: January 25, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COMBOS & HIX, P. C., 315 Deaderick Street, Su. 1100, Nashville, TN 37[illegible]

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	PARCEL NUMBERS
Dallas F. Morgan (NAME)	SAME (NAME)	MA[illegible]
4208 Glynda Drive (ADDRESS)	SAME (ADDRESS)	PARCEL 224 STATE
Nashville, TN 37216 (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, Alec Spencer and wife, Charleen B. Spencer

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dallas F. Morgan, a single person

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:

Being lot No. 6 on the Plan of Young-Dale Subdivision, as of record in Book 2330, page 22, Register's Office for said County.

Said lot No. 6 fronts 72 feet on the southeasterly side of Glynda Drive and runs back 309.6 feet on the northeasterly line and 338.7 feet on the southwesterly line, which is a broken line to a dead line on which it measures 66 feet.

Being the same property conveyed to Alec Spencer and wife, Charleen B. Spencer by deed from Harold G. Morris and wife, Gretchen W. Morris, of record in Book 2999, page 479, Register's Office for Davidson County, Tennessee.

This is the same legal description as used in the prior Deed.

This conveyance is subject to the Plan of record in Book 2330, page 22; any and all restrictive covenants of record in Book 2392, page 27, and/or easements of record in Book 2400, page 519, running with the land and taxes for the year which have been prorated day of close and assumed by the Grantees.

95 MAY -9 AM 9:54
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 58974

unimproved ( )
This is improved (X) property, known as 4208 Glynda Drive, Nashville, TN 37216
(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 8th day of May 19 95

Alec Spencer

Charleen B. Spencer - by Alec Spencer - attorney-in-fact

Charleen B. Spencer by Alec Spencer, Attorney-in-Fact

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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 Alec Spencer

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 8th day of May 19 95.

Commission expires January 25, 1997

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Alec Spencer with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Attorney-in-Fact of Charleen B. Spencer, the within named bargainor, and that he as such Attorney-in-Fact being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the [illegible], by the said Alec Spencer as such Attorney-in-Fact, [illegible]

Witness my hand and official seal at office at Nashville, Tennessee on this the 8th day of May 19 95.

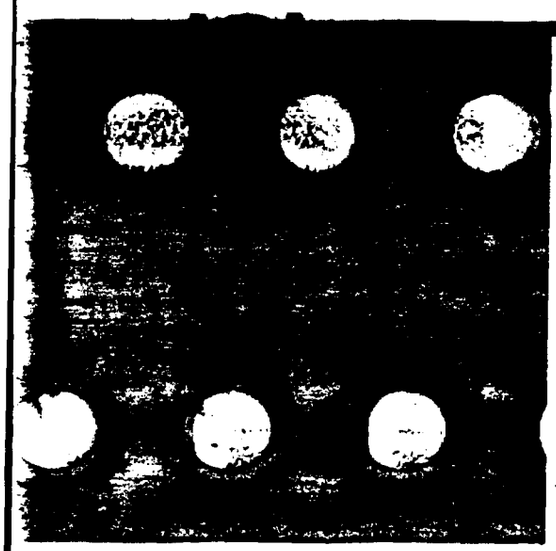
My commission expires January 25, 1997

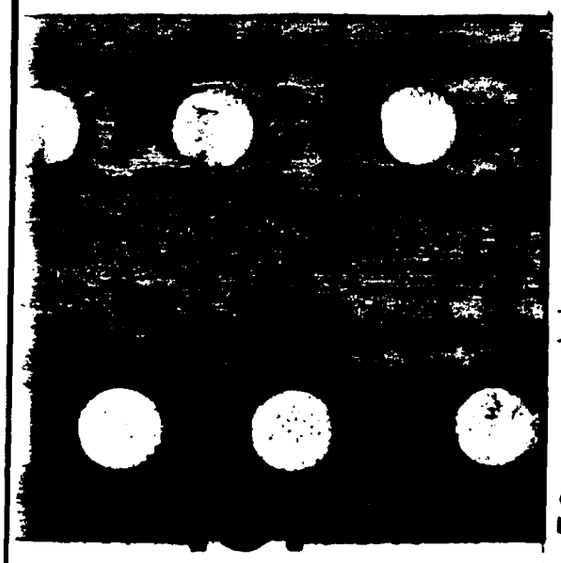
Notary Public

MARSHALL L. HIX · NOTARY PUBLIC AT LARGE · STATE OF TENNESSEE

9011 05/09 0101 03CHECK

258.75





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

RECEIVED OF _____

FOR _____

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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 67500.00
CON TX 249.75
PRFEE 1.00
RECD 8.00
TOTAL 258.75
CHECK 258.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

58974
IDENTIF. & REFERENCE

95 MAY -9 AM 9:54
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

05/09/95 01 09:54 0001 9011

No. 908413