BOOK 9681 PG 66

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,200.00

Dean A. Kephart
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF May, 19 95

Katina Nichols
Notary Public

NOTARY PUBLIC LARGE DAVIDSON CO. TENN.

MY COMMISSION EXPIRES: May 24, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dean A. Kephart (NAME)	First Tennessee Bank National Association (NAME)	MAP 108-3
3053 Casa Drive (ADDRESS)	P.O. Box 351 (ADDRESS)	PARCEL 67
Nashville, TN 37214 (CITY) (STATE) (ZIP)	Memphis, TN 38101 (CITY) (STATE) (ZIP)	03D89213

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, Amy I. Corrales, and husband, Victor D. Corrales (formerly Amy E. Ingram)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dean A. Kephart, 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:

BEING Lot No. 49-A, Zone Lot Division, Lots 49 and 50, a Resubdivision of Lots 35 and 42-50, Section Five, Patio Villa, as of record in Book 6250, page 451, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Amy E. Ingram, unmarried by deed from Metropolitan Federal Savings and Loan Association, of record in Book 7950, Page 469, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 6199, Page 70; and Plat Book 6250, page 451, Register's Office for said County.

Power of Attorney of record in Book 9681, page 65, Register's Office for said County.

95 MAY 25 01 12:48 REGISTER FELIX DAVIDSON CO. TENN.

IDENTIF. ↑ REFERENCE 0063834

unimproved ( )
This is improved (X) property, known as 3053 Casa Drive, Nashville, TN 37214
(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 23rd day of May, 19 95

Amy I. Corrales by Becky Thompson his att'y-in-fact
Amy I. Corrales

Victor D. Corrales by Becky Thompson his att'y-in-fact
Victor D. Corrales

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____day of _____19_____ .

Commission expires _____ _____
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

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 Becky Thomas, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument on behalf of Amy I. Corrales and husband, Victor D. Corrales, as their Attorney in Fact, as the free act and deed of the within named Amy I. Corrales and husband, Victor D. Corrales.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of May, 1995.

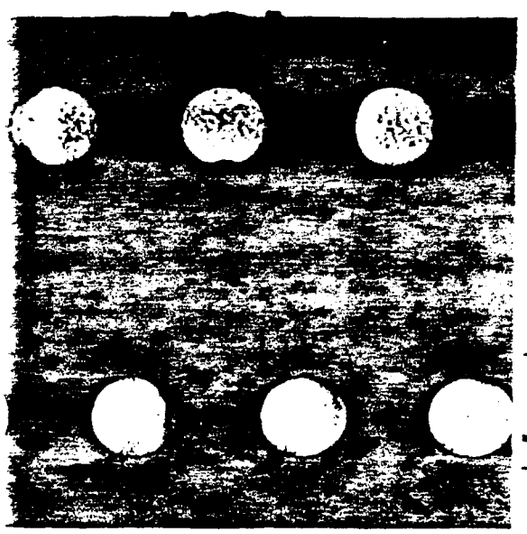
My Commission Expires: 5/24/97

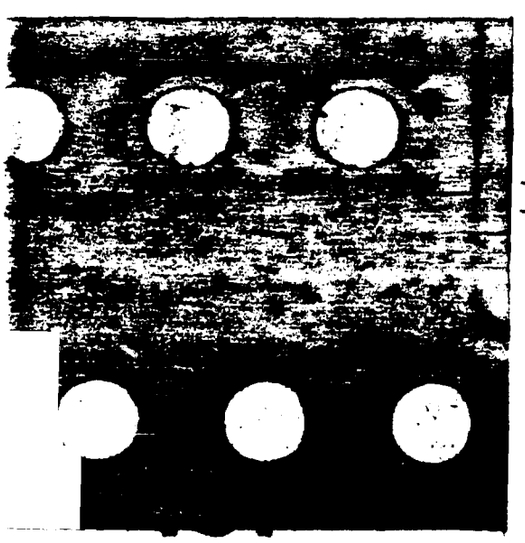
Patricia Nicholls
Notary Public

PATRICIA NICHOLLS
NOTARY PUBLIC AT LARGE
DAVIDSON CO., TENNESSEE

4433 05/25 0101 03CHECK

176.24





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

RECEIVED OF _____

FOR _____

BOOK 9681 PG 68

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 45200.00
CON TX 167.24
PRFEE 1.00
MDEED 8.00
TOTAL 176.24
CHECK 176.24

05/25/95 01 12:51 0001 4433

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0063834
IDENTIF. # REFERENCE

95 MAY 25 P1:12:48

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 913767