58 *

BOOK 9695 PG 440

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

Gary R. Neal
Affiant

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

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C., 121 First Ave. Suite 200, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gary R. Neal (NAME)	First Union Mortgage Corporation (NAME)	MAP 73-10
2613-2615 Morganmeade Drive (ADDRESS)	201 College Street Ste 1700 (ADDRESS)	PARCEL 38
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	Charlotte, NC 28288-1099 (CITY) (STATE) (ZIP)	LOT 50

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, James P. Williams and wife, Janet Williams

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gary R. Neal and wife, Elizabeth J. Neal

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. 50 on the Plan of Moss Rose Estates of record in Book 4860, page 112, said Register's Office, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Phil Williams by deed from G. Hubert Moore by Quitclaim Deed of record in Book 7677, page 855, Register's Office for Davidson County, Tennessee; and being part of the same property conveyed to G. Hubert Moore and James P. Williams as tenants in common by deed from Charles C. Brown and wife, Diane J. Brown of record in Book 6115, page 679, said Register's Office. And being further conveyed by Quitclaim Deed from James P. Williams to James P. Williams and wife, Janet Williams of record in Book 8427, page 207, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:

Restrictive covenants contained in an instrument of record in Book 5039, page 359, and amended in Book 5138, page 645, Book 5311, page 345 and Book 5910, page 336, Register's Office for Davidson County, Tennessee.

Plan of record in Book 4860, page 112, said Register's Office, shows an Owner's Certificate, certain notes, easements and setback lines.

Taxes for the year 1995 and subsequent years, a lien, but not yet due and payable.

unimproved ( )
This is improved (X) property, known as 2613-2615 Morganmeade Drive, Nashville, Tennessee 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 28th day of April 19 95

James P. Williams

James P. Williams

Janet Williams

Janet Williams

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James P. Williams and wife, Janet Williams

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 Franklin, Tennessee, this 28th day of April, 19 95.

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

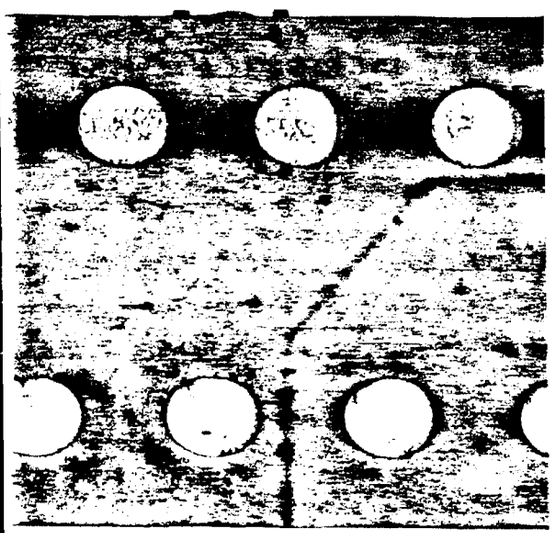
95 JUN -8 PM 1:35
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

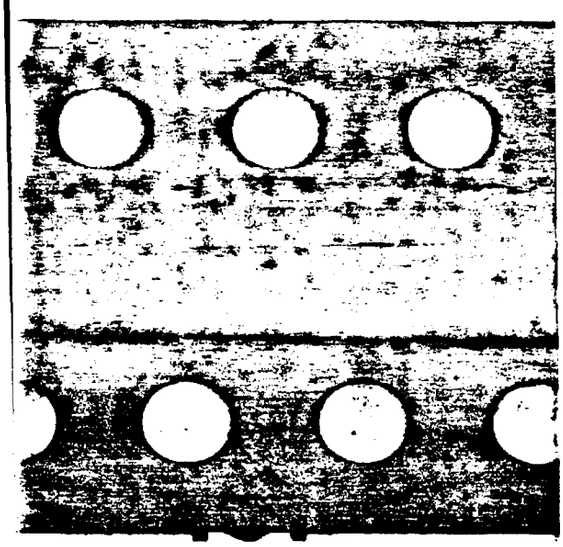
IDENTIF. & REFERENCE

00068206

9177 06/08 0101 03CHECK

258.75





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

RECEIVED OF _____

FOR _____

BOOK 9695 PG 442

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
WDEED 8.00
TOTAL 258.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 258.75

06/08/95 01 13:37 0001 9177

00068206
IDENTIF. & REFERENCE

95 JUN -8 PM 1:35
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 918449