BJ
SJB

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 99,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
6th DAY OF June 19 95

Notary Public

MY COMMISSION EXPIRES: November 19 98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

SECURITY ESCROW & TITLE CO., 2323 21st Avenue South, Ste. 200, Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Melvin W. Bradford (NAME)	FIRST TENNESSEE BANK (NAME)	MAP 162-2
4927 Olivia (ADDRESS)	P.O. BOX 351 (ADDRESS)	PARCEL 16
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	MEMPHIS, TENNESSEE 38101 (CITY) (STATE) (ZIP)	5TH CIVIL DIST

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, Charles N. Wilson and wife, Helen R. Wilson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Melvin W. Bradford and wife, Juanita L. Bradford

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. 37 on the Plan of Colewood Acres, Sec. I, as of record in Book 3700, Page 59, Register's Office for Davidson County, Tennessee and described as follows:

BEGINNING at a point in the northerly margin of Suzanne Drive, at the corner of Lots 37 and 38; thence with the line between said lots, northerly 132.5 feet to a point; thence easterly 143.20 feet to a point in the westerly margin of Olivia Drive; thence with the margin of the same, southerly 92 feet to the beginning of a curve; thence around said curve, southwesterly 39.27 feet to a point in the northerly margin of Suzanne Drive; thence with the margin of the same, westerly 85 feet to the point of beginning.

Being the same property conveyed to Charles N. Wilson and wife, Helen R. Wilson by deed from Jones Lumber Company, Incorporated of record in Book 4179, Page 229, Register's Office for said County.

This conveyance is subject to Easements of record in Book 3700, Page 59, Register's Office for said County.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights-of-way for public utilities of record.

unimproved ( )
This is improved (X) property, known as 4927 Olivia, Antioch, Tennessee 37013
(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 6th day of June 19 95

Charles N. Wilson

Charles N. Wilson

Helen R. Wilson

Helen R. Wilson

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 Charles N. Wilson and wife, Helen R. Wilson

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 6th day of June, 19 95.

Commission expires November 28, 1998

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

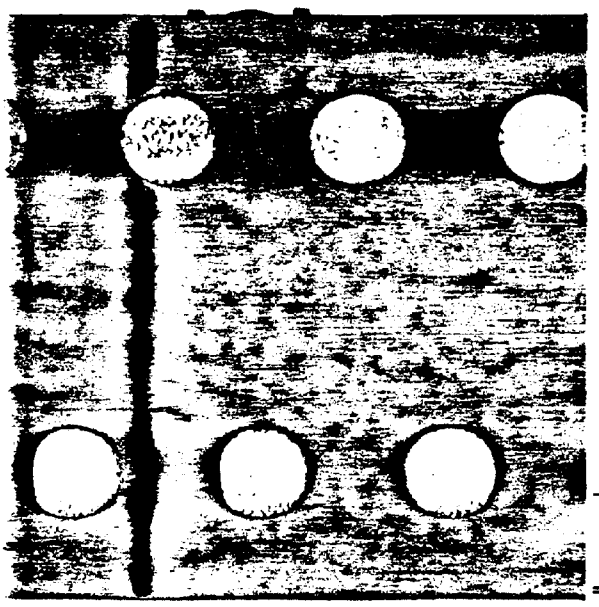
IDENTIF. A REFERENCE

95 JUN 14 PM 3:12

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

1112 06/14 0101 03CHECK 377.15

00069966



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

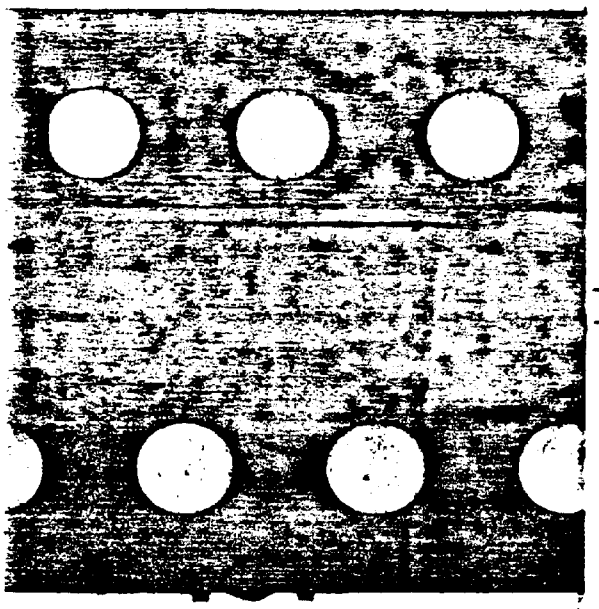
RECEIVED OF _____

FOR _____

BOOK 9701 PG 374

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 99500.00
CON TX 368.15
PRFEE 1.00
WDEED 8.00
TOTAL 377.15
CHECK 377.15

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/14/95 01 15:14 0001 1112

00699966
IDENTIF. ↑ REFERENCE

95 JUN 14 PM 3:12
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 920356