THIS INSTRUMENT PREPARED BY: EAST END TITLE & ESCROW, INC., 405-C TWO MILE PIKE, GOODLETTSVILLE, TN 37072

BOOK 9703 PG 974

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL
MICHAEL W. HUNTER 915 Beaumont Drive Madison, TN 37115	Southeastern Mortgage of Tennessee, Inc. 565 Marriott Drive, Suite 250 Nashville, TN 37210	Map 51-03 Parcel 125

FOR AND IN 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, the Heirs-at-Law of BILLYE W. SQUIRES, being SALLIE D. SQUIRES, THOMAS W. SQUIRES, JOHN G. SQUIRES, RALEIGH J. SQUIRES, JAMES D. SQUIRES, AND JOHN H. SQUIRES, hereinafter called the Grantors, have bargained and sold, and by these presents, do transfer and convey unto MICHAEL W. HUNTER, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Lot No. 55 on the Plan of Section Two, Pleasant Acres, as of record in Book 2133, page 75, Register's Office for Davidson County, Tennessee.

Said Lot No. 55 fronts 77.93 feet on the easterly side of Beaumont Drive and extends back 172.60 feet on the northerly line and 190.10 feet on the southerly line to a rear line and measures 90 feet thereon.

Being the same property conveyed to John H. Squires and wife, Billye W. Squires by deed of record in Book 2279, page 223, Register's Office for Davidson County, Tennessee; the said John H. Squires aka John Hayes Squires and Billye W. Squires aka Billye Ruth Squires having subsequently divorced, pursuant to Decree of record in Book 5335, page 382, Register's Office, Davidson County, Tennessee, property then vested in Billye W. Squires. Billye W. Squires having since died, property now vests solely in her heirs-at-law, being her children, Sallie D. Squires, James D. Squires, Thomas W. Squires, John G. Squires, and Raleigh J. Squires, and husband, John H. Squires.

Sallie D. Squires executes this instrument as Attorney In Fact for James D. Squires, Thomas W. Squires, John G. Squires, Raleigh J. Squires, and John H. Squires, pursuant to Power of Attorneys recorded simultaneously herewith.

Sallie D. Squires and Sallie S. Petre are one and the same person.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs and assigns forever; and we do covenant with the said GRANTEE 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 GRANTEE, her 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.

95 JUN 16 AM 11:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE
0070743

WITNESS our hands on this the 13th day of June, 1995.

Thomas W. Squires
THOMAS W. SQUIRES

By: Sallie D. Squires
Sallie D. Squires, Attorney-In-Fact

John G. Squires
JOHN G. SQUIRES

By: Sallie D Squires
Sallie D. Squires, Attorney-In-Fact

Raleigh J. Squires
RALEIGH J. SQUIRES

By: Sallie D. Squires
Sallie D. Squires, Attorney-In-Fact

James D Squires
JAMES D. SQUIRES

By: Sallie D Squires
Sallie D. Squires, Attorney-In-Fact

John H. Squires
JOHN H. SQUIRES

By: Sallie D Squires
Sallie D. Squires, Attorney-In-Fact

Sallie D. Squires
SALLIE D. SQUIRES

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

The actual consideration, or value, whichever is greater, for this transfer is $65,000.00.

Michael W. Hunter
AFFIANT

Subscribed and sworn to before me this 13th day of June, 1995.

Carolyn Adams
NOTARY PUBLIC

My commission expires: 11/20/96

(AFFIX SEAL)

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SALLIE D. SQUIRES, with whom I am personally acquainted, or proved to be on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for JOHN G. SQUIRES and is authorized by JOHN G. SQUIRES to execute this instrument on his behalf.

WITNESS my hand on this the 13th day of June, 1995.

Carolyn Adams
NOTARY PUBLIC

My Commission Expires: 11/20/96 (AFFIX SEAL)

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SALLIE D. SQUIRES, with whom I am personally acquainted, or proved to be on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for JOHN H. SQUIRES and is authorized by JOHN H. SQUIRES to execute this instrument on his behalf.

WITNESS my hand on this the 13th day of June, 1995.

Carolyn Adams
NOTARY PUBLIC

My Commission Expires: 11/20/96 (AFFIX SEAL)

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SALLIE D. SQUIRES, with whom I am personally acquainted, or proved to be on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for RALEIGH J. SQUIRES and is authorized by RALEIGH J. SQUIRES to execute this instrument on his behalf.

WITNESS my hand on this the 13th day of June, 1995.

Carolyn Adams
NOTARY PUBLIC

My Commission Expires: 11/20/96 (AFFIX SEAL)

STATE OF TENNESSEE:
COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SALLIE D. SQUIRES, the within named bargainor, with whom I am personally acquainted, or proved to be on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 13th day of June, 1995.

Carolyn Adams
NOTARY PUBLIC

My commision expires: 11/20/96

(AFFIX SEAL)

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

1984 06/16 0101 03CHECK 257.50

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SALLIE D. SQUIRES, with whom I am personally acquainted, or proved to be on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for THOMAS W. SQUIRES and is authorized by THOMAS W. SQUIRES to execute this instrument on his behalf.

WITNESS my hand on this the 13th day of June, 1995.

Carolyn Adams
NOTARY PUBLIC

My Commission Expires: 11/20/96

(AFFIX SEAL)

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

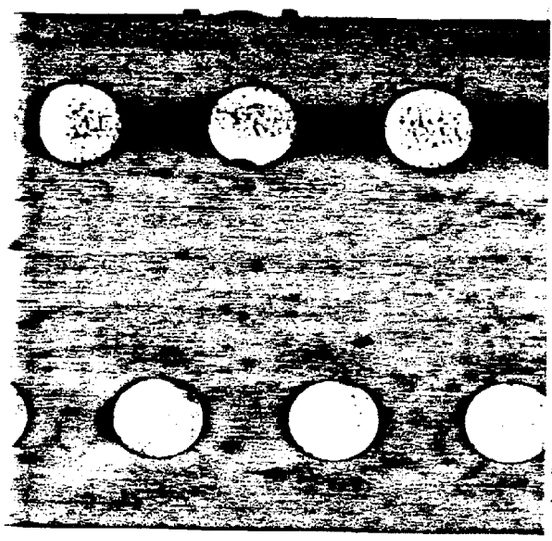
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SALLIE D. SQUIRES, with whom I am personally acquainted, or proved to be on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for JAMES D. SQUIRES and is authorized by JAMES D. SQUIRES to execute this instrument on his behalf.

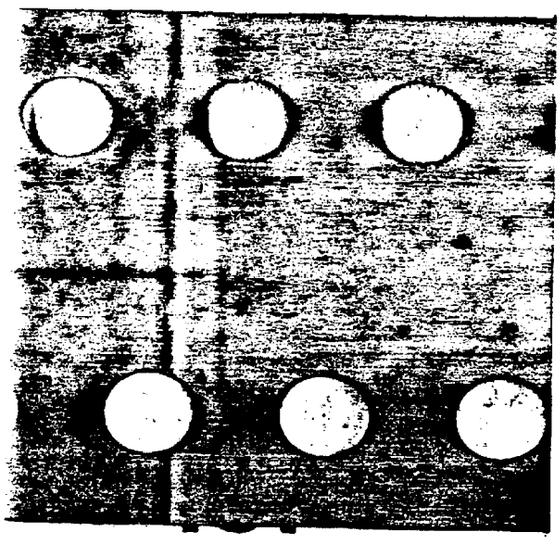
WITNESS my hand on this the 13th day of June, 1995.

Carolyn Adams
NOTARY PUBLIC

My Commission Expires: 11/20/96

(AFFIX SEAL)





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

RECEIVED OF _____

FOR _____

BOOK 9703 PG 978

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 65000.00
CON TX 240.50
PRFEE 1.00
WDEED 16.00
TOTAL 257.50
CHECK 257.50

06/16/95 01 11:29 0001 1984

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0070743
IDENTIF. ↑ REFERENCE

95 JUN 16 AM 11:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 921212