Box 17

BOOK 9708 PG 447

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER FOR THIS TRANSFER IS $ 82,813.01
Janet L. Gibbs
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
16th DAY OF June 19 95

NOTARY PUBLIC AT LARGE
Laura A. Beasley
Notary Public

MY COMMISSION EXPIRES: 2/22/97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Janet L. Gibbs (NAME)	SAME (NAME)	MAP 162-10
225 Ash Grove Drive (ADDRESS)	(ADDRESS)	PARCEL 223
Nashville, TN 37211 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	5DU77626

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, Randall C. Hammons and wife, Nancy R. Hammons

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Janet L. Gibbs

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 96 on the Plan of Hickory View, Section Four, of record in Book 6900, page 373, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Randall C. Hammons and wife, Nancy R. Hammons by deed from Third National Bank in Nashville of record in Book 9146, page 353, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 7322, page 278, said Register's Office.

This conveyance is subject to any and all existing easements of record.

The legal description is the same as the previous deed of record.

Grantee herein agrees to assume the balance of an indebtedness to Countrywide Funding Corporation secured by a Deed of Trust of record in Book 9146, page 356, Register's Office for Davidson County, TN.

95 JUN 21 PM 12:26
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

00072134
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 225 Ash Grove Drive, Nashville, TN 37211
(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 16th day of June 19 95

Randall C. Hammons

Randall C. Hammons

Nancy R. Hammons

Nancy R. Hammons

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 Randall C. Hammons and wife, Nancy R. Hammons

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 16th day of June 19 95.

Commission expires 11/22/97

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

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 _____.

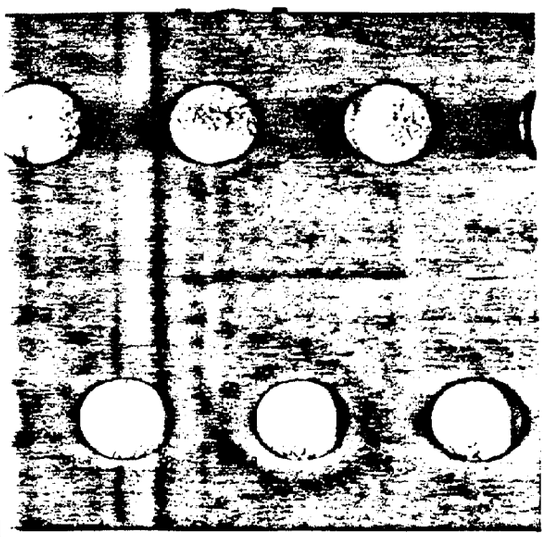
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

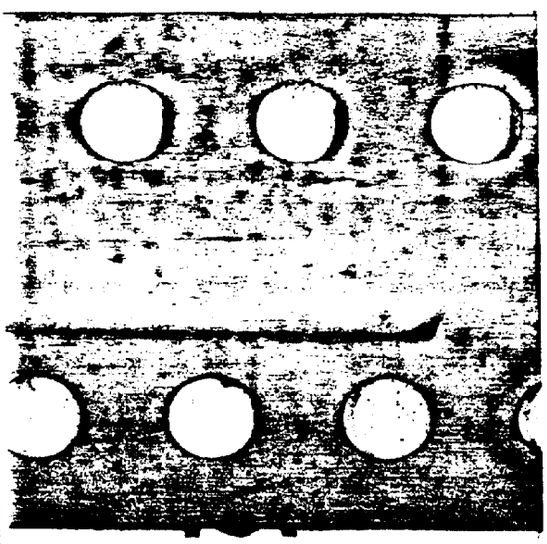
My commission expires _____

Notary Public

3542 06/21 0101 03CHECK

315-41





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

RECEIVED OF _____

FOR _____

BOOK 9708 PG 449

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 82813.01
CON TX 306.41
PRFEE 1.00
WDEED 8.00
TOTAL 315.41
CHECK 315.41

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/21/95 01 12:28 0001 3542

0072134
IDENTIF. ↑ REFERENCE

95 JUN 21 PM 12:26
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 922753