BK 9718 PG 221

FILE BOX 45

WARRANTY DEED

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF THE TITLE OF THE PROPERTY CONVEYED HEREIN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ [illegible]

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29th DAY OF June, 1995

NOTARY PUBLIC

Notary Public

MY COMMISSION EXPIRES October 3, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Mary B. Pinkley, Attorney, 1711 Murfreesboro Rd. #171, Antioch, TN 37013

ADDRESS NEW OWNER'S AS FOLLOWS	SEND TAX BILLS TO	MAP/PARCEL NUMBERS
Rev. Allison Vaughn	Sunbelt National Mortgage Corporation	165-13-A
NAME	NAME	
4 Dr Pepperwood Drive	2974 LBJ Freeway, Suite 210	99
ADDRESS	ADDRESS	
Ant. TN 37013	Dallas, TX 75234	2E78569
CITY STATE ZIP	CITY STATE ZIP	

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 Allen Earps and wife Betty Earps

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rev. Allison Vaughn, and wife, Priscilla L. Vaughn

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. 429 on the Plan of Peppertree Forest Subdivision, Section 5 of record in Plat Book 7811, Page 761, Register's Office for said County, to which reference is made for a more complete description.

Being part of the same property conveyed to Allen Earps by deed of record in Book 6611, Page 301, Register's Office for Davidson County, Tennessee.

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

Betty Earps joins in this conveyance, with the consent of the grantor spouse, for the purpose of waiving homestead and or other marital rights that may be granted to a spouse by law in the property.

This instrument is executed on behalf of Allen Earps by Ricky Earps as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 9697, Page 99, in the Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Betty Earps by Ricky Earps as her Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 9698, Page 1, in the Register's Office for Davidson County, Tennessee.

unimproved
This is improved - XX - property, known as 4028 Pepperwood Drive, Antioch, TN 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 hands this 29th day of June, 1995

Allen Earps
By: Allen Earps
Ricky Earps, Attorney-in-fact

Betty Earps
By: Betty Earps
Ricky Earps, Attorney-in-fact

Ricky Earps Attorney-in-fact Ricky Earps Attorney-in-fact

DOC NOTWO

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 Allen Earps and wife Betty Earps

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ Antioch, Tennessee, this 27th day of June 19 95.

Commission expires October 9, 1995

_____
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

On this June 29, 1995 before me personally appeared Ricky Earps, the person who executed the foregoing instrument on behalf of Allen Earps and wife, Betty Earps, and acknowledged that he executed the same as the free act and deed of the said Allen Earps and wife, Betty Earps, through Power of Attorney granted him by the said Allen Earps and wife, Betty Earps.

Commission Expires: ~~10-9-95~~ 5/24/97

Notary Public

PATRICIA NICHOLS
NOTARY PUBLIC AT LARGE
DAVIDSON CO., TENNESSEE

95 JUN 30 PM 1:30
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

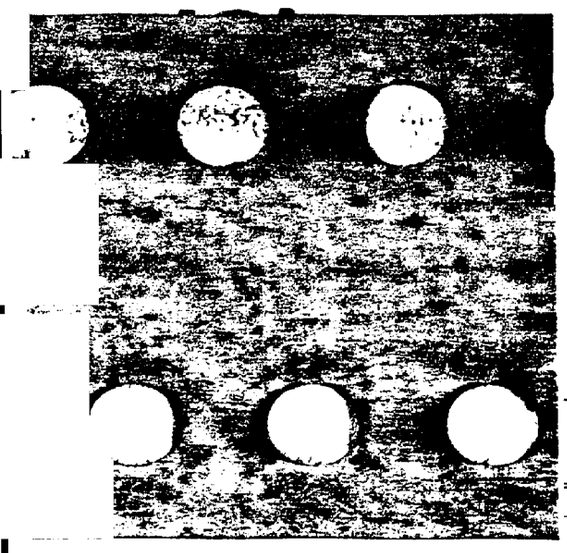
IDENTIF. & REFERENCE

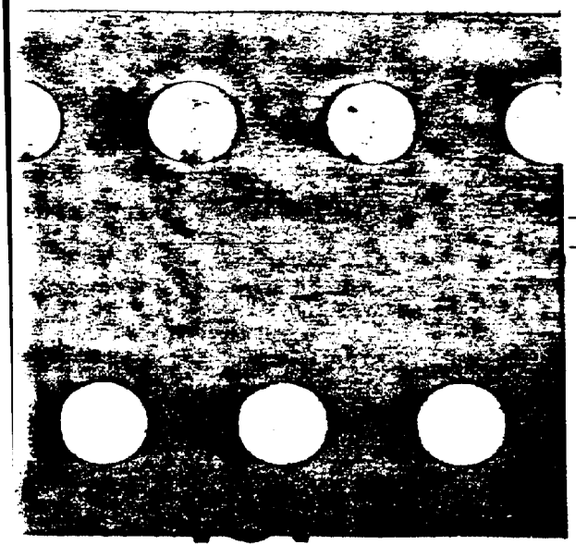
00075195

5287 06/30/95 1:01 03CHECK

282.43

DCTN01WC





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

RECEIVED OF _____

FOR _____

BOOK 9718 PG 223

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 73900.00
CON TX 273.43
PRFEE 1.00
WDEED 8.00
TAX A 282.43
CHECK 282.43

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/30/95 01 13:33 0001 6887

0075195
IDENTIF. # REFERENCE

95 JUN 30 PM 1:30

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 926052