9719:959

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 30th DAY OF June 19 95

Notary Public

MY COMMISSION EXPIRES: NOTARY PUBLIC AT LARGE STATE OF TENNESSEE
My Commission Expires March 27, 1999

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP/PARCEL NUMBERS
Andia Steed	Guaranty Trust Company	62-03GA-181
(NAME)	(NAME)	
2857 Steamboat Drive	716 South Church Street	3DX-01190
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Murfreesboro, TN 37130	
(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, Timi S. Woodward and husband, Craig E. Woodward

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Andia Steed, unmarried

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, TN, BEING Lot No. 181 on the Plan of Resubdivision of River Trace Estates, Phase I, Section 2, Lots 97-111, 112-118, 110, 113-119, 122-123, 130-134, 163-164, 177-184, of record in Plat Book 6251, page 995, amended in Plat Book 6900, page 741, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Timi S. Woodward and husband, Craig E. Woodward, by deed from Fox Ridge Homes, Inc., of record in Book 8408, Page 918, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 1995 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 6250, page 995, amended in Book 6900, page 741; Declaration of covenants, conditions and restrictions of record in Book 6851, page 370; By-Laws in Book 6851, page 399, Book 6982, page 747; Charter of record in Book 6851, page 363; Easements in Book 1163, page 341, Book 2210, page 83, Book 3959, page 595; Grant and Indemnity Agreement in Book 7030, page 798; Dedication of common areas in Book 7907, page 163; all of record in the Register's office for Davidson County, Tennessee.

unimproved ( ) This is improved (X) property, known as 2857 Steamboat Drive, Nashville, TN 37214
(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 30th day of June, 19 95

Timi S. Woodward

BOOK 9719 PG 951

STATE OF TENNESSEE
COUNTY OF [illegible]

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Timi S. Woodward and husband, Craig E. Woodward

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 30th day of June, 1995.

Commission expires _____

Notary Public

JACQUELINE FREZIA
NOTARY PUBLIC
AT
LARGE
STATE OF TENNESSEE
My Commission Expires
March 27, 1999

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

WARRANTY DEED

FROM

Timi S. Woodward and husband,
Craig E. Woodward

TO

Andra Steed

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

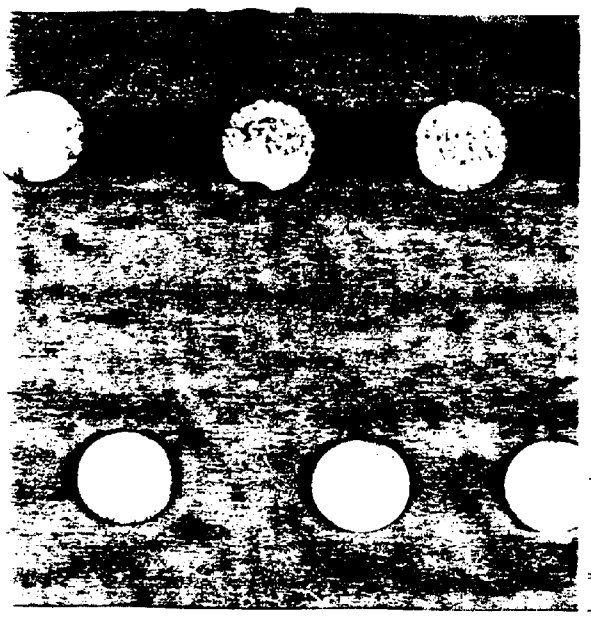
95 JUL -3 PM 1:00
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. A REFERENCE

00075680

[illegible] 33 3101 33CHECK

315, 7



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

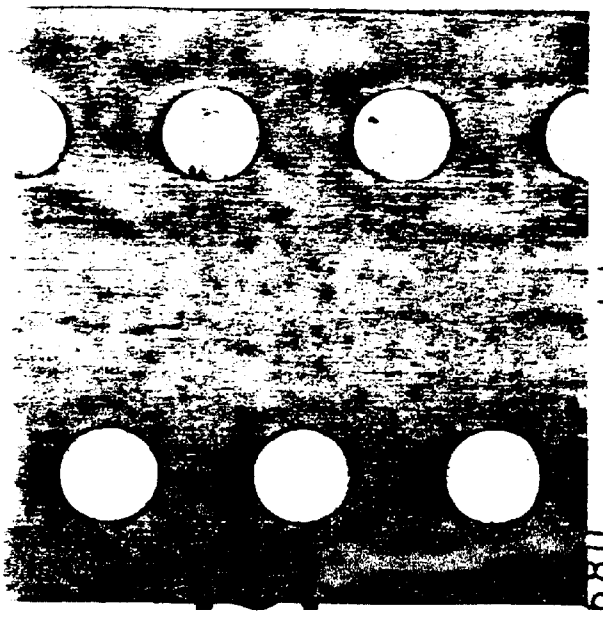
RECEIVED OF _____

FOR _____

BOOK 9719 PG 952

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 32900.00
CON TX 306.73
PRFEE 1.00
MTGFEE 8.00
TOTAL 315.73
CHECK 315.73

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/03/95 01 13:03 0001 7410

95 JUL -3 PM 1:00

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 95680

No. 926564