BOOK 9721 PG 674

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29th DAY OF June, 19 95

Notary Public

MY COMMISSION EXPIRES: July 28, 1996
(AFFIX SEAL)

JAMES R. BOMBERGER NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

Linda S. Harris, Attorney, 5400 Maryland Way, Suite 101, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael R. Ingram (NAME)	First Republic Mtg. Corp (NAME)	161-11C
321 Yorkshire Circle (ADDRESS)	6012 Wilmington Pike (ADDRESS)	48CO
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Dayton, Ohio. 45459 (CITY) (STATE) (ZIP)	6DU 82971

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, William B. Wauford, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael R. Ingram and wife, Holly S. Ingram

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 Building "I", Unit 901 of the Resubdivision of Lots 2 of Phase IV< Villages of Brentwood plan of record in Plat Book 6900, page 614, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to William B. Wauford, unmarried and wife, by deed from Fox Ridge Company, a Limited Partnership of record in Book 7561, page 208, Register's Office for Davidson County, Tennessee.

Subject to declaration of covenants, conditions and restrictions of record in Book 6143, page 11, Book 7231, page 789, Book 7494, page 689, Book 8507, page 831 and Book 6398, page 495, said Register's Office.

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

00076162
IDENTIF. & REFERENCE

95 JUL -5 AM11:08
FELIX A. [illegible] III REGISTER
DAVIDSON COUNTY, TN.

7953 07/05 0101 03CHECK 294.27

unimproved ( )
This is improved (X) property, known as 321 Yorkshire Circle, 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 my hand this 29th day of June, 19 95

William B. Wauford

William B. Wauford, unmarried

BOOK 9721 PG 675

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 William B. Wauford, unmarried

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 Brentwood, Tennessee, this 29th day of June, 1995.

Commission expires 9-27-96 Oct. 27, 1996

Notary Public

JAMES R. BLUMBERG NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

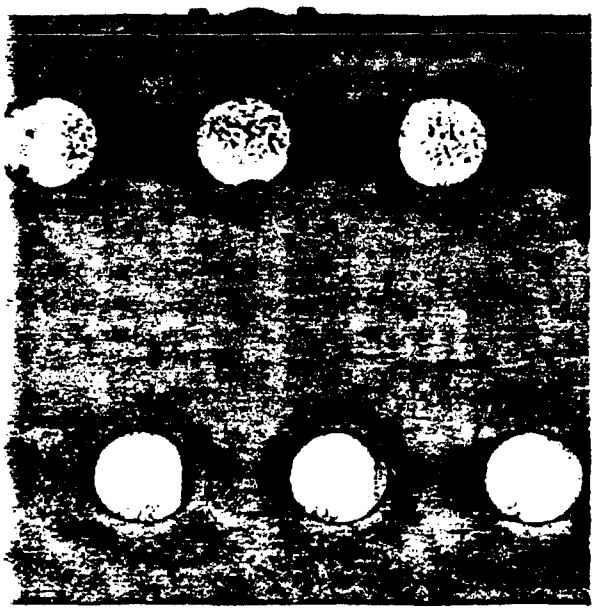
STATE OF TENNESSEE
COUNTY OF

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



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

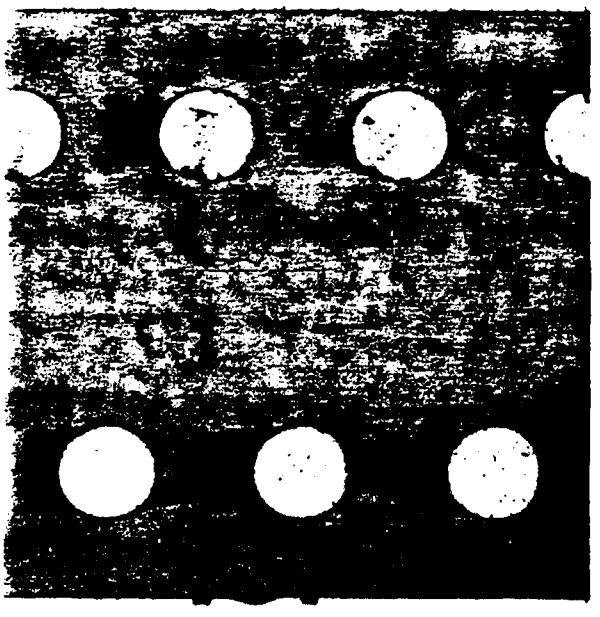
RECEIVED OF _____

FOR _____

BOOK 9721 PG 676

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 77105.00
CON TX 285.27
PRFEE 1.00
WDEED 8.00
TOTAL 294.27
CHECK 294.27

07/05/95 01 11:09 0001 7953

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00761 62
IDENTIF. ↑ REFERENCE

95 JUL -5 AM 11:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 927101