BOOK 9726 PG 491

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,500.00

Edward L. Niebruegge
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June 19 95

Notary Public

MY COMMISSION EXPIRES: June 10, 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
BEATY TITLE COMPANY, 668 Nashville Pike, Second Floor, Gallatin, TN 37066

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
EDWARD L. NIEBRUEGGE (NAME)	CHASE MANHATTAN MORTGAGE CORP. (NAME)	MAP 50-10
208/210 Mound Court (ADDRESS)	P.O. Box 4025 (ADDRESS)	PARCEL 126
Nashville TN 37207 (CITY) (STATE) (ZIP)	Monroe, LA 71211-4025 (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, ROSE M. PARKER AND HUSBAND, AARON W. PARKER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EDWARD L. NIEBRUEGGE AND WIFE, PENELOPE J. NIEBRUEGGE

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. 33 on the Plan of Village by the Creek, Section Two, Revised of record in Plat Book 5200, Page 784, said Register's Office, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to Rose Parker by deed from Samuel J. Pierce, Jr., Secretary of Housing and Urban Development of record in Book 7194, Page 806, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to the assumption and agreement to pay the balance owing on a promissory note executed by Rose Parker and husband, Aaron W. Parker in the original amount of $50,350.00 of record in Book 7194, page 809, as assigned in Book 7597, page 896, said Register's Office; restrictive covenants of record in Book 6291, page 402, said Register's Office; easement and setback lines as set forth on the above plan of record; and taxes for the current year, which have been prorated and assumed by the Grantee(s) herein.

PICK-UP

95 JUL 10 AM 11:40
FELIA B. DAVIDSON COUNTY, TN. REGISTER

IDENTIFICATION

0077627

unimproved ( )
This is improved (X) property, known as 208/210 Mound Court, Nashville, Tennessee 37207
(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 30th day of June 19 95

ROSE M. PARKER

AARON W. PARKER

BOOK 9726 PG 492

STATE OF ~~TENNESSEE~~ TEXAS
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROSE M. PARKER AND HUSBAND, AARON W. PARKER

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 ~~XXXXXXXX~~ office, ~~Tennessee~~ Texas, this 30th day of June, 19 95.

Commission expires _____

_____
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 _____.

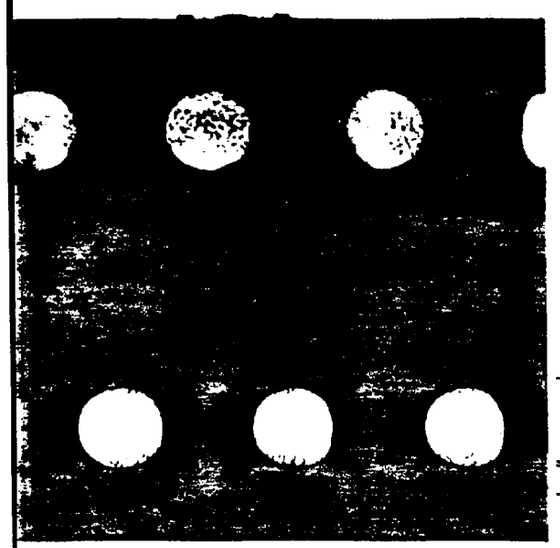
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

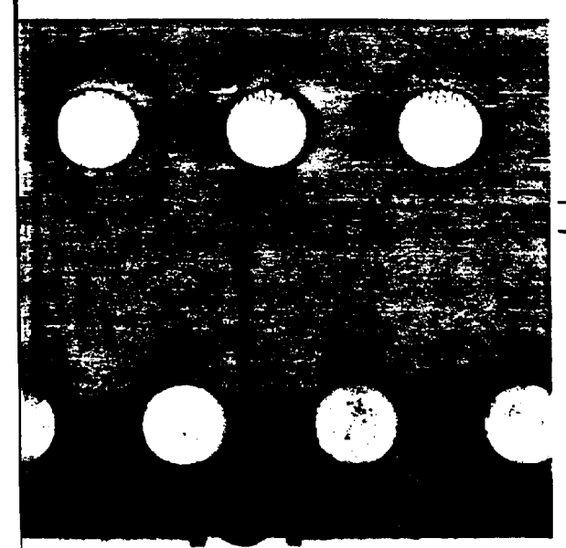
My commission expires _____

_____
Notary Public

2955 1770 0101 0306EC

232.85





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9726 PG 493

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 60500.00
CON TX 223.85
PRFEE 1.00
WDEED 8.00
TOTAL 232.85
PMTPK 232.85

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/10/95 01 11:43 0001 9496

0077627
IDENTIFICATION REFERENCE

95 JUL 10 AM 11:40
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 928627