BK 9733 PG 171

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 [illegible] DAY OF [illegible], 1995

Notary Public

MY COMMISSION EXPIRES October [illegible], 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd. #200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
J. J. Love	NationsBanc Mortgage Corporation	149-02-0-B
(NAME) 922 Strand Fleet Drive	(NAME) P.O. Box 353	91
(ADDRESS) Antioch, TN 37013	(ADDRESS) Louisville, KY 40201-0353	2DX7811
(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, Rita Bolton Boner, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. J. Love

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. 201-A on the Plan of Zone Lot Division of Lots 181 thru 186, 195 and 196 thru 202, Piccadilly Square Section II, P.U.D., of record in Plat Book 6900, Page 14, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Rita Bolton Boner, unmarried by deed of record in Book 9016, Page 644, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to a certain Deed of Trust securing the payment of a promissory note to Southmark Mortgage Corporation of America of record in Book 8175, Page 658, and assigned to Nations Bank, said Register's Office with a present unpaid balance of approximately $44,039.24, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to Grantee.

The grantee assumes the personal obligation of the grantor and/or original mortgagor under the terms of the Note and any instrument, regulations or laws creating the loan to indemnify the Department of Veterans Administration or Federal Housing Administration to the extent of any claim of payment arising from the guaranty or insurance of the indebtedness.

unimproved ( )
This is improved (XX) property, known as 922 Strand Fleet 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 my hand this 12th day of July, 1995

Rita Bolton Boner Rita Bolton Boner

By: J. J. Love
J. J. Love, Attorney-in-fact

DCTN01.WC

BK 9733 PG 172

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 Rita Bolton Boner, unmarried

the bargainor with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th 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 a _____ 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 J. J. Love, the person who executed the foregoing instrument on behalf of Rita Bolton Boner, and acknowledged that she executed the same as the free act and deed of the said Rita Bolton Boner, through Power of Attorney granted her by the said Rita Bolton Boner.

Notary Public

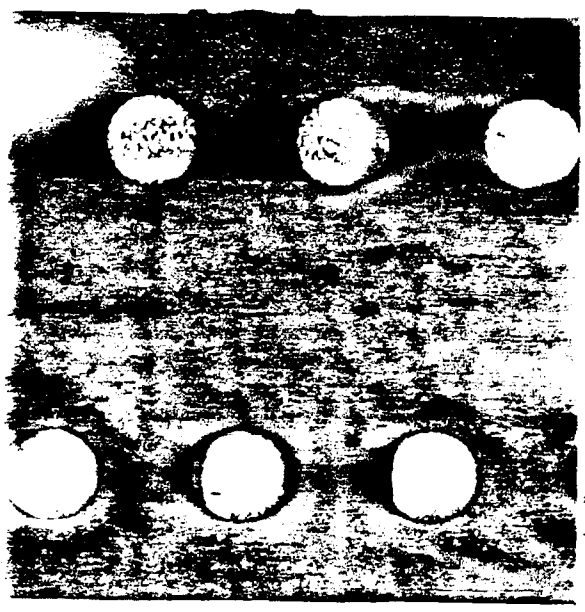
Commission Expires: 10-9-95

Continuation of Legal Description

This instrument is executed on behalf of Rita Bolton by J. J. Love as her Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 9733, Page 170, in the Register's Office for Davidson County, Tennessee.

95 JUL 18 AM 9:56

REGISTER



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

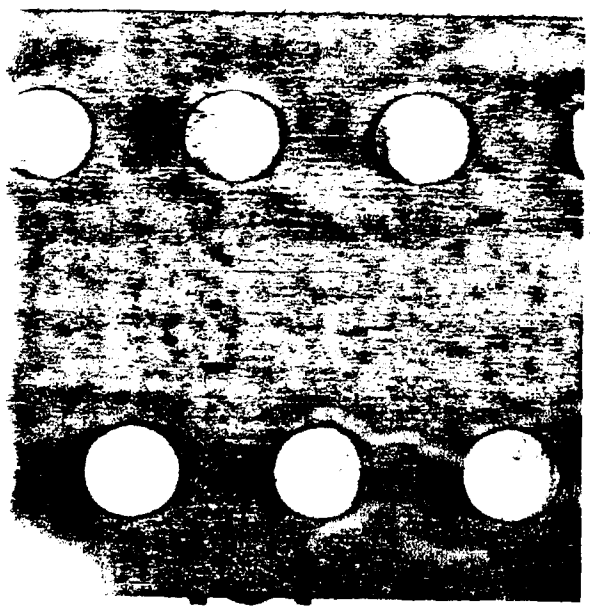
FOR _____

BOOK 9733 PG 173

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

DAF 5039.24
PRFEE 1.00
MTGEE 3.00
TOTAL 212.50
CHECK 212.50
07/18/95 01 09:57 0001 1987



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00798O2
IDENTIF. # REFERENCE

95 JUL 18 AM 9:56
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 931080