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REGISTER
DAVIDSON COUNTY, TN.

Map

This Instrument Prepared By:
Heritage Title & Escrow Co., Inc.
302 Public Square
Franklin, TN 37064

Map & Parcel 161-11-A-22

BOOK 9737 PG 647

Send Tax Statements To:	Name/Address New Owner:	Name of Mortgagee:
Franklin National Bank	Margaret L. Hawkins	Franklin National Bank
230 Public Square	364 Huntington Ridge	
Franklin, TN 37064	Nashville, TN 37211	

W A R R A N T Y D E E D

3569 07/24 0101 03CHECK 244.69

FOR AND IN CONSIDERATION OF THE SUM OF Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, BERNARD STICH and ROSE STICH, husband and wife, have bargained and sold and by these presents do transfer and convey unto MARGARET L. HAWKINS, a single person, her heirs and assigns forever, the following described property, to wit:

Land in Davidson County, Tennessee being Unit No. 22 on the Plat of Huntington Ridge Townhouse, of record in Plat Book 4675, page 9, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Bernard Stich and wife, Rose Stich by Deed from Secretary of Housing and Urban Development, of Washington, D.C. of record in Book 9083, page 577, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract of land, together with all improvements thereon and all appurtenances thereunto belonging unto the said Grantee, her heirs and assigns forever.

AND WE DO COVENANT with the said Grantee, her heirs and assigns, that we are lawfully seized and possessed of said property, that we have a good and lawful right to sell and convey same, and that it is free from any lien or encumbrance whatsoever with the following exceptions:

1. 1995 Davidson County property taxes are a lien but not yet due and payable. These taxes have been prorated between the parties as of date of this instrument, with Grantees assuming responsibility for payment of the same.

2. All matters as shown on the Plan of Huntington Ridge Townhouses of record in Plat Book 4675, page 9, Register's Office of Davidson County, Tennessee.

3. Declaration of Covenants, conditions and restrictions of record in Book 4729, page 687, amended in Book 4889, page 905, and Book 5394, page 243, Register's Office for Davidson County, Tennessee.

4. By-Laws of record in Book 7423, page 762, Register's Office for Davidson County, Tennessee.

AND WE DO FURTHER COVENANT and bind ourselves, our heirs and assigns, to warrant and defend the title thereto against the lawful claims and demands of all persons whomsover.

IN TESTIMONY WHEREOF, we have hereunto set our signatures, this the 18th day of July, 1995.

Bernard Stich
BERNARD STICH

Rose Stich
ROSE STICH

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BERNARD STICH and ROSE STICH, husband and wife, the bargainors, 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 seal, at office, on this 18th day of July, 1995.

My Commission Expires:
11-18-1997

Stephanie A. Glenn
Notary Public

STEPHANIE A. GLENN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I certify that the actual consideration or value, whichever is greater, for this transfer is the sum of $63,750.00.

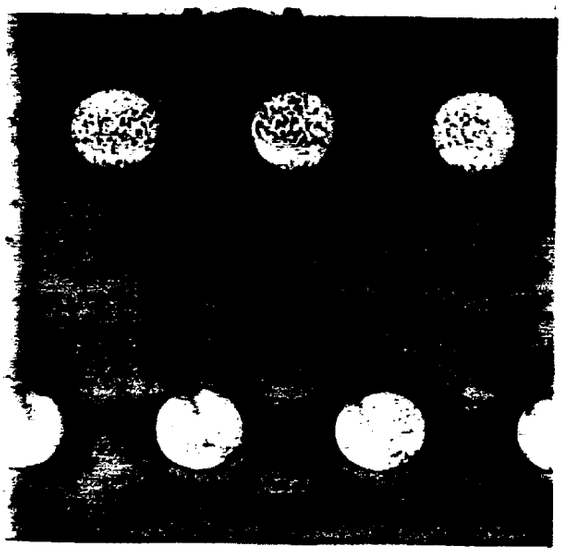
Margaret T. Hawkins
Affiant

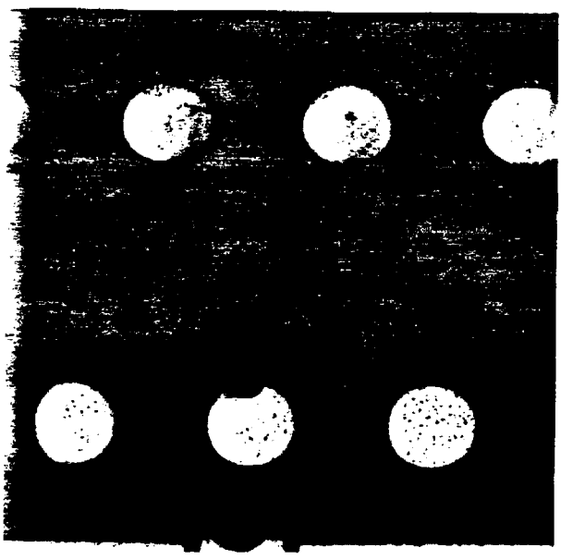
Sworn to and subscribed before me on ~~this~~ the 18th day of July, 1995.

My Commission Expires:
11-18-1997

Stephanie A. Glenn
Notary Public

STEPHANIE A. GLENN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY





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

RECEIVED OF _____

FOR _____

BOOK 9737 PG 649

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	63750.00
CON TX	235.69
PRFEE	1.00
WDEED	8.00
TOTAL	244.69
CHECK	244.69

07/24/95 01 09:39 0001 3569

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0081253
IDENTIF. ↑ REFERENCE

95 JUL 24 AM 9:37

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 932647