This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 9747 PG 679

ADDRESS NEW OWNER:
Craig E. Jones, Cecil E. Jones,
and Bethel T. Jones
918 Patio Drive
Nashville, Tennessee 37214

SEND TAX BILL:
To Mortgagee

MAP AND PARCEL:

MAP	108-3
GROUP	A
PARCEL	10

MORTGAGEE:
Countrywide Funding Corporation
718 Thompson Lane, Suite 105
Nashville, Tennessee 37204

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Samuel N. Chaffin Jr.,an unmarried person, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Craig E. Jones, and unmarried person and Cecil E. Jones, and wife, Bethel T. Jones, 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:

> A certain Condominium Unit and Lot in Davidson County, Tennessee, described as follows: Lot No. 8, Unit No. 10, in a Horizontal Property Regime as shown on the Condominium Site Plan of Phase II of Section 3, Patio Villa, of record in Plat Book 5200, page 495, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.
>
> This conveyance is made subject to all provisions and requirements of the Tennessee Horizontal Property Act as set out in Sec. 64-2701 et seq. of the Tennessee Code Annotated and the By-Laws of the administration thereof; all restrictions, easements, etc., rights and interests in favor of other unit owners; options, burdens, assessments and undertakings etc. contained in the Master Deed of record in Book 5970, page 829, as re-recorded in Book 6014, page 978, and as amended in Book 6406, page 799, said Register's Office.
>
> Being the same property conveyed to Samuel N. Chaffin Jr.,an unmarried person by deed from TennReal Inc., as of record in Book 6220, page 405, Register's Office for Davidson County, Tennessee.

This is improved property known as 918 Patio Drive, Nashville, TN 37214.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to 1995 Metropolitan Government Property taxes and subsequent years thereafter.
2. All matters as shown on the plan of record in Book 5200, page 495, said Register's Office.
3. Rules and Regulations of Patio Villa Condominium Association,

of record in book 7266, page 827, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Craig E. Jones, an unmarried person, and Cecil E. Jones, and wife, Bethel T. Jones, their heirs and assigns, forever; and I, Samuel N. Chaffin Jr.,an unmarried person, do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 31st day of July, 1995.

Samuel N. Chaffin Jr.

0084736
IDENTIF. ↑ REFERENCE

95 AUG -1 PM 2:03
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Samuel N. Chaffin Jr.,an unmarried person, 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 31st day of July, 1995.

R. L. MOORE
NOTARY PUBLIC
DAVIDSON COUNTY, TN

NOTARY PUBLIC

My Commission Expires:

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 44,000.00.

Craig E Jones

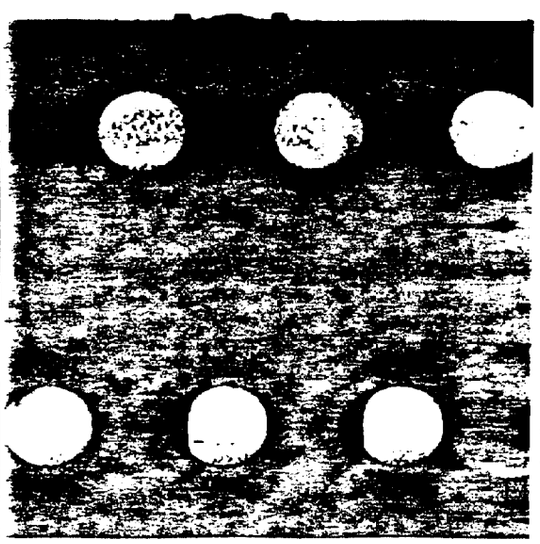
AFFIANT

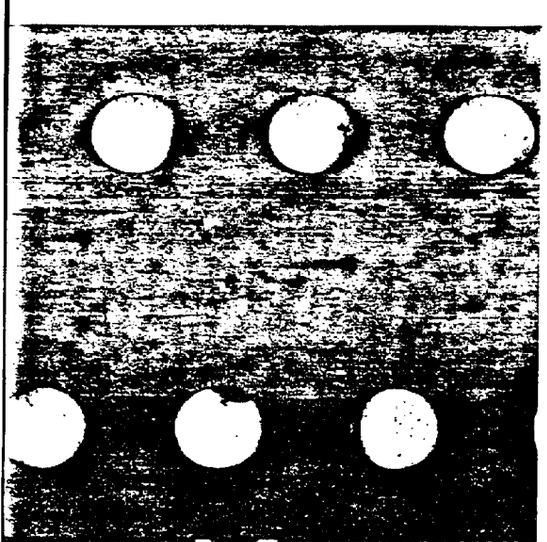
Subscribed and sworn to before me
this 31st day of July, 1995.

NOTARY PUBLIC
My Commission Expires: Nov 20, 1996

DAVIDSON COUNTY, TN

7314 08/01 0101 03CHECK 171.80





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9747 PG 681

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 44000.00
CON TX 162.80
PRFEE 1.00
WDEED 8.00
TOTAL 171.80
CHECK 171.80

08/01/95 01 14:04 0001 7314

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0084736
IDENTIF. ← REFERENCE

95 AUG -1 PM 2:03
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 936351