BOOK 9754 PG 355 Box 52

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 109,000.00
Timothy B. Molyneux
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
31st DAY OF July 19 95
Dawnne Barnes
Notary Public
MY COMMISSION EXPIRES: 6-14-98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lehman Land Title, Inc., 5211 Maryland Way, Suite 1060, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Timothy B. Molyneux (NAME)	CTX Mortgage Company (NAME)	104 BT 1CO
1939 Capers Avenue (ADDRESS)	P.O. Box 19000 (ADDRESS)	
Nashville, Tennessee 37212 (CITY) (STATE) (ZIP)	Dallas, TX 75219 (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, Ezra Carlisle Beasley, III and wife, Lisa G. Beasley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy B. Molyneux and Marc T. Molyneux and wife, Brenda G. Molyneux

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 apartment in Davidson County, Tennessee, being Unit 1939 Old Town Condominiums, as of record in Book 6625, page 952, re-recorded in Book 6639, page 177 and amended in Book 6928, page 46 as Exhibit "C," and Subdivision Plat Book 332, page 145, and unit as shown as exhibit to Master Deed of record in Book 6625, page 891, re-recorded in Book 6639, page 116; Book 6928, page 461; Book 6960, page 840, re-recorded in Book 6991, page 1, said Register's Office.

Being the same property conveyed to Ezra Carlisle Beasley, III, unmarried, by deed from S.C.W. Construction Company, Inc. of record in Book 6964, page 454, Register's Office for Davidson County, Tennessee.

All questions of boundary lines, location of improvements and all area contained in the property and rights of parties in possession dependent upon a correct survey for determination.

Lisa G. Beasley joins in this conveyeance for the purpose of releasing any and all rights she may have in property.

unimproved ( )
This is improved (X) property, known as 1939 Capers Avenue, Nashville, Tennessee 37212
(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 31st day of July 19 95

Ezra Carlisle Beasley, III

Lisa G. Beasley

STATE OF TENNESSEE

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COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ezra Carlisle Beasley, III and wife, Lisa G. Beasley

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 31st day of July, 1995.

Commission expires 3/6/99

Brenda Lehman
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

0086711

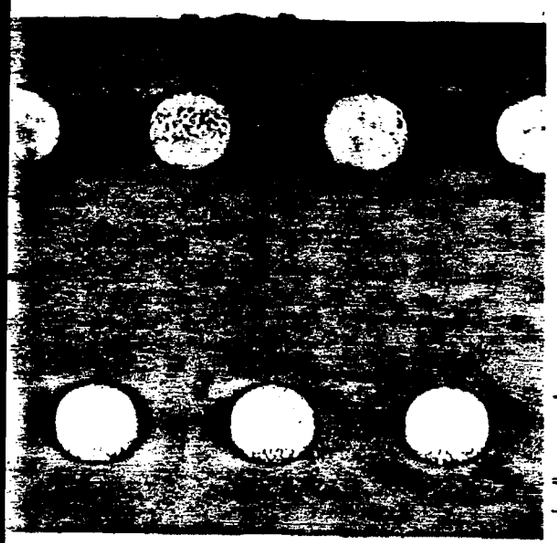
IDENTIF. ↑ REFERENCE

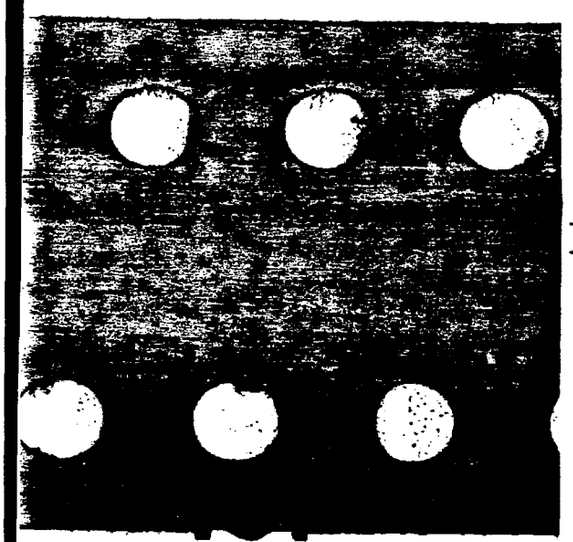
95 AUG -7 AM 10:27

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

9413 08/07 0101 03CHECK

412.50





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

RECEIVED OF _____

FOR _____

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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	
				109000.00
			CON TX	403.30
			PRFEE	1.00
			WDEED	8.00
			TOTAL	412.30
			CHECK	412.30
08/07/95	01		10:28 0001	9418

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00867111
IDENTIF. ↑ REFERENCE

95 AUG -7 AM 10:27
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 938438