Address of New Owner:
Charles E. Rhoten and Bobby D. Davis
101 Shepherd Hills Dr.
Madison, TN 37115

Send Tax Bills To:
same

Map & Parcel No.
34-2-59

BOOK 9755 PG 850

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00.

Bobby D. Davis
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 3rd day of August, 1995.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 11-25-97
(AFFIX SEAL)

TENNESSEE SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED is made the 3rd day of August, 1995, by **CITIZENS SAVINGS BANK & TRUST COMPANY**, 2013 Jefferson Street, Nashville, Tennessee, as GRANTOR, to **CHARLES E. RHOTEN AND BOBBY D. DAVIS**, of Nashville, Tennessee, as GRANTEE.

Witness that Grantor, for good and valuable consideration, paid in hand at and before the sealing and delivery of this instrument, the receipt of which is acknowledged, grants to Grantee all the real property located in Davidson County, Tennessee, more particularly described as:

> Land in Davidson County, Tennessee being Lot 31 on the Map of Shepherd Hills, Section 1, as of record in Book 2331, Page 46, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 31 fronts 167.5 feet on the northeasterly side of Shepherd Hills Drive and runs back 388.5 feet on the southeasterly line and 443.12 feet on the northwesterly line to a dead line in the rear on which it measures 57.85 feet thereon.
>
> Being the same property conveyed to Citizens Savings Bank & Trust Company, Inc. by deed from Susan Short-Jones, Successor Trustee, of record in Book 8621, Page 413, Register's Office for Davidson County, Tennessee.

together with all tenements, hereditament and appurtenances thereto; subject to current real property taxes, zoning and other governmental restrictions, and all covenants, conditions, restrictions, easements, rights-of-way and other matters of record.

To have and to hold, all and singular, the premises aforementioned unto said Grantee, its successors and assigns, forever.

Grantor hereby covenants with Grantee that Grantor will forever defend Grantee against claims of all persons claiming by, through or under Grantor. No other covenants or warranties, express or implied, are given by this Special Warranty Deed.

0087212
IDENTIF. & REFERENCE

95 AUG -8 AM 9:51
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

IN WITNESS WHEREOF, Grantor has set its hand and seal the day and year first above written.

Grantor:

CITIZENS SAVINGS BANK & TRUST COMPANY

BY: Deborah Scott-Ensley
President

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Undersigned, a Notary Public in and for said County and State, Deborah Scott-Ensley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged, upon oath, that he/she executed the within instrument for the purposes therein contained, and who further acknowledged that he/she is the President of Citizens Savings Bank & Trust Company, and that he/she as such President, executed the foregoing instrument for the purposes therein contained by signing the name of Citizens Savings Bank & Trust Company by the said Deborah Scott-Ensley as such President.

Witness my hand and seal at office, on this 3rd day of August, 1995.

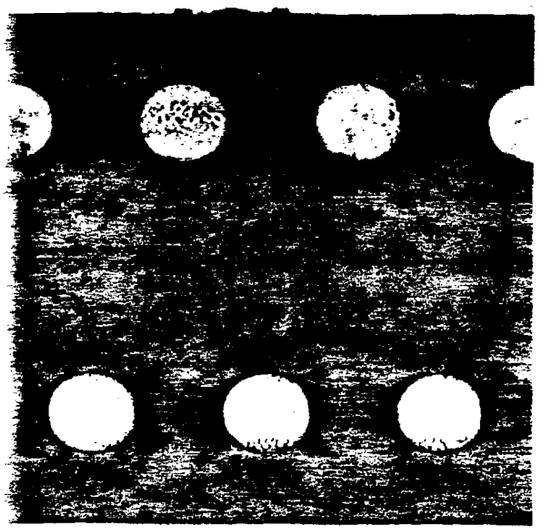
Notary

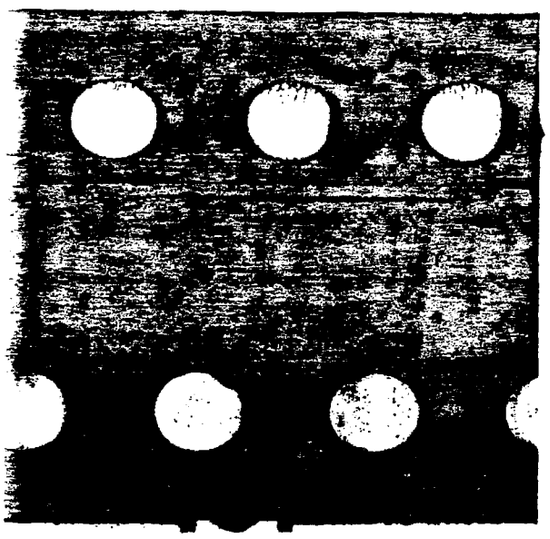
Notary Commission Expires: 7/24/99

Prepared by:

THE LAW OFFICE OF RICHARD MANSON, P.C.
1314 Fifth Avenue North
Germantown Center, Suite 300
Nashville, Tennessee 37208-2726

9606 08/08 0101 03CHECK 471.50





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

RECEIVED OF _____

FOR _____

BOOK 9755 PG 852

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	
				125000.00
			CON TX	462.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	471.50
			CHECK	471.50
08/08/95	01		09:51 0001	9999

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00872 12 IDENTIF. ↑ REFERENCE

95 AUG -8 AM 9:51

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 939015