BOOK 9763 PG 926

WARRANTY DEED

ELIZABETH J. SMITH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 1-27-96

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 295,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF August 19 95

Notary Public

MY COMMISSION EXPIRES: January 27, 1996
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Lassiter, Tidwell & Hildebrand, Attorneys at Law, P.O. Box 1369, Brentwood, TN 37024-1369

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert E. Dalton (NAME)	Franklin National Bank (NAME)	
405 Overall Drive (ADDRESS)	230 Public Square (ADDRESS)	171-08-0-A-026.00
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	Franklin, TN 37064 (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, Andrew M. Zaback and wife, Doreen A. Zaback

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert E. Dalton and wife, Kathy Dalton

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, TN, being Lot No. 26 on the Plan of Cottonport Plantation, Phase 1, of record in Book 6900, Page 529 and 530, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Andrew M. Zaback and wife, Doreen A. Zaback by deed from Katsumi Okawa and wife, Reiko Okawa of record in Book 8816, Page 89, Register's Office for Davidson County, TN.

This description is the same used in the previous deed of record.

Subject to restrictions of record in Book 7430, Page 784; Book 7565, Page 57; Declaration of Covenants in Book 7637, Page 925; Book 8313, Page 932; Detention Agreement in Book 7350, Page 137; Deeds in Book 8486, Page 332; Book 8486, Page 336; Charter in Book 7621, Page 600, and all matters shown on the Plan of Record.

0090065 IDENTIF. ↑ REFERENCE

95 AUG 16 AM 10:04

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

3073 08/16 0101 03CHECK 767.50

unimproved ( )
This is improved (X) property, known as 405 Overall Drive, Brentwood, TN 37027
(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 our hand s this 14th day of August 19 95

Andrew M. Zaback

Doreen A. Zaback

BOOK 9763 PG 927

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 Andrew M. Zaback and wife, Doreen A. Zaback

the bargainor s, 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 official seal at Brentwood, Tennessee, this 14th day of August, 19 95.

Commission expires January 27, 1996

Notary Public

ELIZABETH SMITH
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE
My Commission Expires 1-27-96

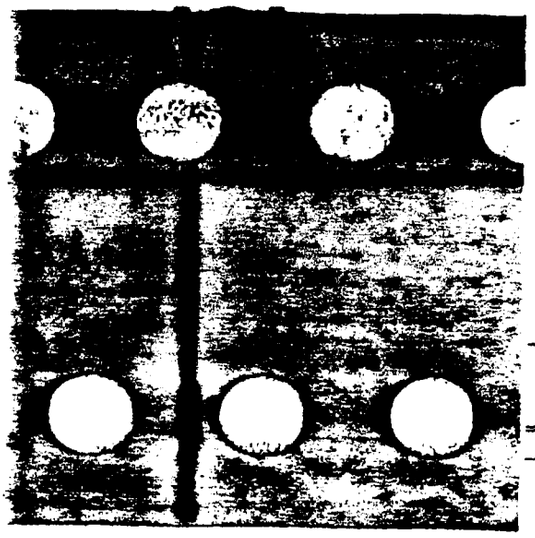
STATE OF TENNESSEE
COUNTY OF

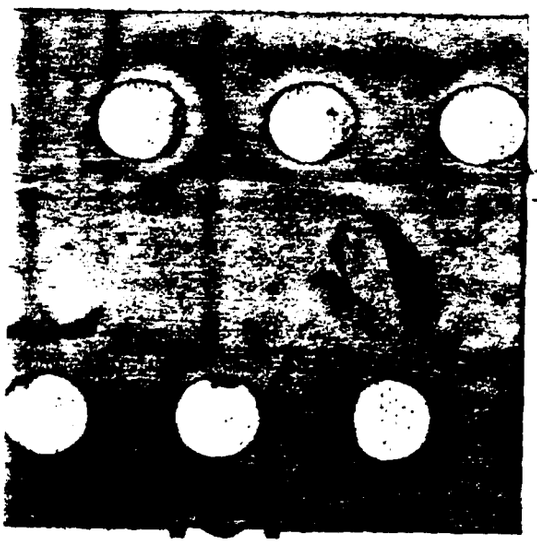
Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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





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

RECEIVED OF _____

FOR _____

BOOK 9763 PG 928

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
205000.00
CON TX 758.50
PRFEE 1.00
MDEED 8.00
TOTAL 767.50
CHECK 767.50

08/16/95 01 10:07 0001 3073

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0090065
IDENTIF. ↑ REFERENCE

95 AUG 16 AM 10: 04
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 942050