0092096 4

IDENTIF. & REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (cmw) Title No: 36826
Dav. Co. File: Box 8

95 AUG 22 PM 4:05

REGISTER
DAVIDSON COUNTY, TN.

BOOK 9770PG380

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Easterling Development Co. 5003 Gallatin Pike Nashville, TN 37216	SAME

TAX MAP-PARCEL NUMBERS: 160-11-A-11 06DU 81580

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Lucille S. Milton, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Easterling Development Co.,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 11 on the plan of Phase I, Hemmingwood, of record in Book 6900, page 6, said Register's Office.

SAID Lot No. 11 fronts 85.69 feet on the northwesterly margin of Abingdon Court and extends back 373.19 feet on the northeasterly line and 225.09 feet on the southwesterly line to a dead line in the rear, measuring 250.00 feet thereon.

BEING the same property conveyed to William Emory Milton and wife, Mary Lucille Milton by deed from Homes By Heritage, Inc., a Tennessee Corporation, of record in Book 8185, page 271, said Register's Office. William E. Milton conveyed all of his interest in subject property to Lucille S. Milton by quitclaim deed of record in Book 901, page 90, said Register's Office.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 6730, Page 329, Book 6892, Page 540, Book 6925, Page 268, Book 6948, Page 268 and Book 7269, Page 387, said Register's Office, and to the matters set forth in the referenced Plan of record.

William E. Milton, the spouse of Lucille S. Milton, joins in this conveyance solely to convey any marital interest he may have in subject property.

This is improved property, known as: 51 Abingdon Court, Brentwood, TN 37027

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and

possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 14th day of August, 1995.

Lucille S. Milton
Lucille S. Milton

William E. Milton
William E. Milton

State of Tennessee
County of Davidson

On this 14th day of August, 1995, before me the undersigned authority, personally appeared **Lucille S. Milton and William E. Milton**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 1-25-97

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 72000.00

Easterling Development Co.
by:
Affiant

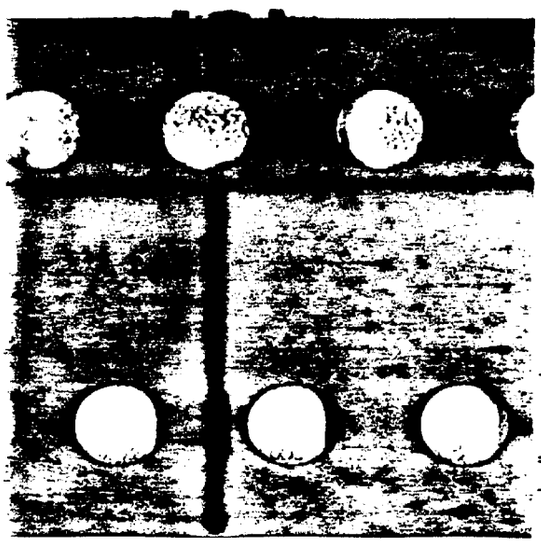
Sworn and subscribed before me on the 14th day of August, 1995.

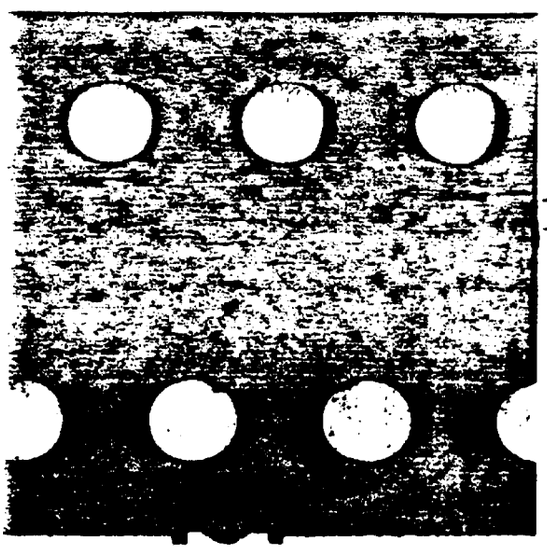
Notary Public

My Commission Expires: _____

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

1521 08/22 1101 03CHECK 275.40





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

RECEIVED OF _____

FOR _____

BOOK 9770 PG 382

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 72000.00
CON TX 266.40
PRFEE 1.00
WDEED 8.00
TOTAL 275.40
CHECK 275.40

08/22/95 01 16:05 0001 5321

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0092096
IDENTIF. ↑ REFERENCE

95 AUG 22 PM 4:05
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 944274