0094232

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: (52-02-163) Title No: 36711
Dav. Co. File: Box 8

95 AUG 29 AM 10:21

REGISTER

BOOK 9776 PG 323

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Andrew W. Lee 603-605 Blackstone Avenue Madison, Tennessee 37115	Mortgage Resources, Inc. 404 BNA Drive, #400 Nashville, Tennessee 37217

TAX MAP-PARCEL NUMBERS: 52-02-163

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 **William C. Ogburn, a single person,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Andrew W. Lee, a single person,** 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. 5 Block B on revised map of Rainbow Terrace Subdivision, of record in Book 1130, page 85, Register's Office for said County.

SAID Lot No. 5 of Block B fronts 139.0 feet on the broken northerly margin of Blackstone Avenue and extends back 150 feet on the easterly line ad 150 feet on the westerly line to a broken line in the rear, measuring 64.9 feet thereon.

BEING the same property conveyed to William C. Ogburn by deed from Marion H. Thornberry of record in Book 5872, page 155, said Register's Office. By Quitclaim deed of record in Book 7081, page 251, said Register's Office, the said William C. Ogburn, erroneously referred to as William H. Ogburn, conveyed his interest in subject property to John L. Scott. By Quitclaim Deed of record in Book 7967, page 792, said Register's Office, the said John L. Scott conveyed his interest in subject property to William H. Ogburn.

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

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.
This is improved property, known as: 603-605 Blackstone Avenue, Madison, Tennessee 37115

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,

BOOK 9776PG329

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 9th day of August, 1995.

William C. Ogburn

State of Tennessee
County of Davidson

On this 9th day of August, 1995, before me the undersigned authority, personally appeared **William C. Ogburn**, 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.

CHRISTY WILKINS NEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN My Commission Expires 9/16/95

My Commission Expires:

Notary Public

Expires 9/16/95

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: $ 41500.00

Affiant

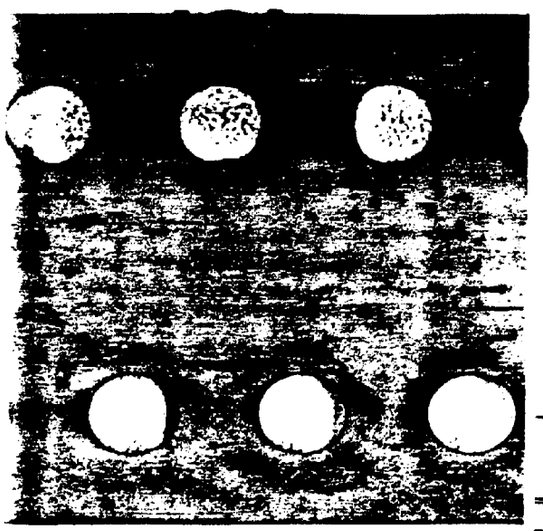
Sworn and subscribed before me on the 9th day of August, 1995.

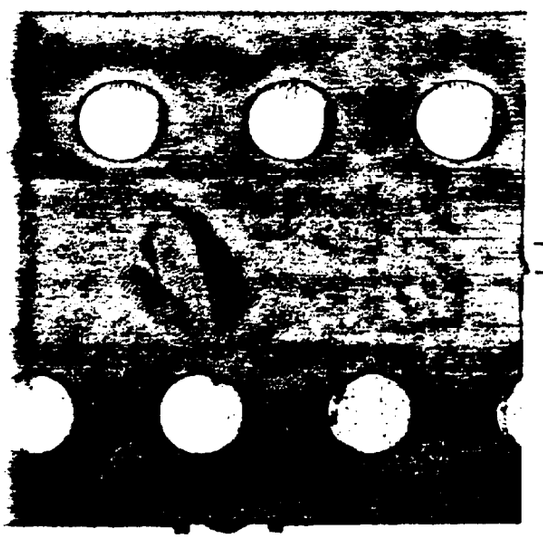
CHRISTY WILKINS NEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN My Commission Expires 9/16/95

My Commission Expires:

Notary Public

7638 08/29 0101 03CHECK 162.55





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

RECEIVED OF _____

FOR _____

BOOK 9776PG339

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	41500.00
CON TX	153.55
PRFEE	1.00
MDEED	8.00
TOTAL	162.55
CHECK	162.55

08/29/95 01 10:21 0001 7638

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00094232
IDENTIF. ↑ REFERENCE

95 AUG 29 AM 10:21
REGISTER
DAVIDSON COUNTY, TN.

No.946567