file box 52

BOOK 9776 PG 431

[ADDRESS NEW OWNER:	] SEND TAX BILL TO:	] MAP-PARCEL NOS.]
[	] Sunbelt National mortgage	]]
[Stephen M. Kopp	]	] MAP and PARCEL]
[Regina L. Kopp	] Attn: Tax Dept.	]]
[4917 Scotts Creek Parkway	] 2974 LBJ Freeway	] 75-12A-85CO]
[Hermitage, TN 37076	] DALLAS, TX 75234	]]

[This instrument prepared by: Smith & Archer, P.C., 2605 Elm Hill Pike, Suite C]
[, Nashville, TN 37214 (Davidson County - Box 27B)]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Gerald Jackson and Carol J. Jackson, husband and wife** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Stephen M. Kopp and Regina L. Kopp, husband and wife** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 6 on the Plan of Cedar Creek, Phase Two, of record in Book 7900, Page 5, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Gerald Jackson and wife, Carol J. Jackson, by deed from Larry Powell and wife, Carol Powell, of record in Book 8433, Page 385, Register's Office for Davidson County, Tennessee.

This is property with a common address of 4917 Scotts Creek Parkway, Hermitage, TN 37076.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 2) The Plan of Record in Book 7900, Page 5, said Register's office and all matters therein; 3) Declaration of Covenants, Conditions and Restrictions of record in Book 7768, Page 238, as amended in Book 7945, Page 901, said Register's office; 4) Charter of Homeowner's Association of record in Book 8414, Page 69, said Register's Office.

KAREN L. KEITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]
[The actual consideration or value, whichever is greater for this]
[transfer is $82,885.00]
[Wayne Burns]
[Affiant]
[Subscribed and sworn before me this 25th day of August, 1995.]
[ ]
[My Commission Expires: 11/2/95 Notary Public]

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever. BOOK 9776 PG 432

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **25th** day of **August, 1995.**

Gerald Jackson
Gerald Jackson

Carol J. Jackson
Carol J. Jackson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Gerald Jackson and Carol J. Jackson, husband and wife** , with whom I am personally acquainted, or who 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 **Nashville,**, Tennessee, this **25th** day of **August, 1995.**

KAREN TRAUGHBER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public
My Commission Expires:
11/2/95

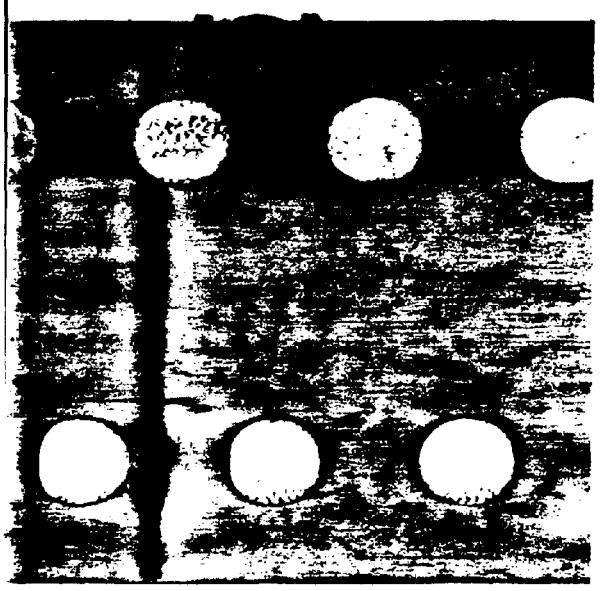
File No. 9508-304

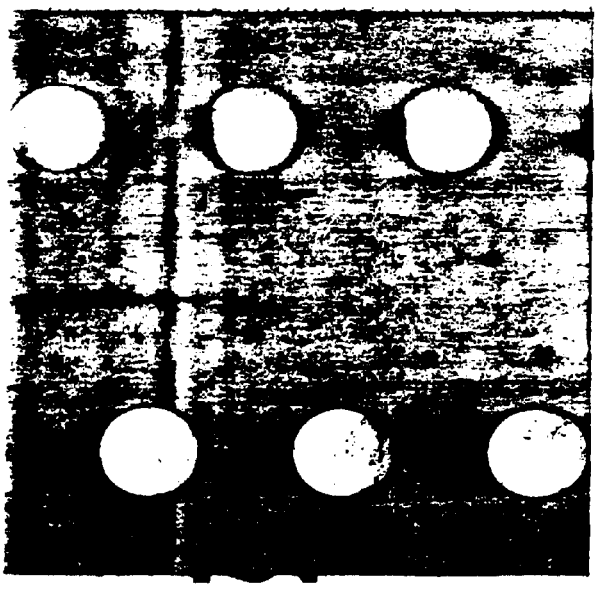
0091253
IDENTIFICATION REFERENCE

95 AUG 29 AM 10:44
REGISTER
DAVIDSON CO. TN.

7659 08/29 0101 03CHECK 315.68

K 9776





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

RECEIVED OF _____

FOR _____

BOOK 9776 PG 433

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 82885.00
CON TX 306.68
PRFEE 1.00
WDEED 8.00
TOTAL 315.68
CHECK 315.68

08/29/95 01 10:44 0001 7659

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00094253
IDENTIF. ↑ REFERENCE

95 AUG 29 AM 10:44

REGISTER
DAVIDSON COUNTY, TN

No. 946588