BOOK 9797 PG 204

Realty 48

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 139,900.00
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF September 19 95

Notary Public

MY COMMISSION EXPIRES: May 16, 1999
(AFFIX SEAL)

TERESA L. BEARD NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.
My Commission Expires: 5-16-99

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell and Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael B. Severance (NAME)	Chemical Residential Mortgage (NAME)	172-12-0-A 157.00
328 Burgandy Hill Trail (ADDRESS)	343 Thornall Street (ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Edison, NJ 08837 (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, William A. Sims, Jr. and wife, Tara Ball Sims

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael B. Severance and wife, Robin B. Severance

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. 71 on the Plan of Section Nine, Bradford Hills, of record in Book 7900, Page 6 and Book 7900, Page 414, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to William A. Sims, Jr. and wife, Tara Ball Sims by deed from Claridge Builders, Inc. of record in Book 9004, Page 946, 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 8069, Page 170 and Book 8681, Page 252; By-laws in Book 8071, Page 531; Charter in Book 8071, Page 520; Open Space in Book 8154, Page 304; Deeds of Conveyance in Book 8377, Page 769 and Book 8377, Page 808, and all matters shown on the Plan of Record.

0101134
IDENTIF. ↑ REFERENCE

95 SEP 18 AM 10:13
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 328 Burgandy Hill Trail, Nashville, TN 37211
(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 15th day of September, 19 95

William A. Sims, Jr.

Tara Ball Sims

BOOK 9797 PG 205

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 William A. Sims, Jr. and wife, Tara Ball Sims

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 15th day of September, 1999.

Commission expires May 16, 1999

NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, a Notary Public within and for the State and County aforesaid, personally appeared My Commission Expires: 5-16-99 with 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.

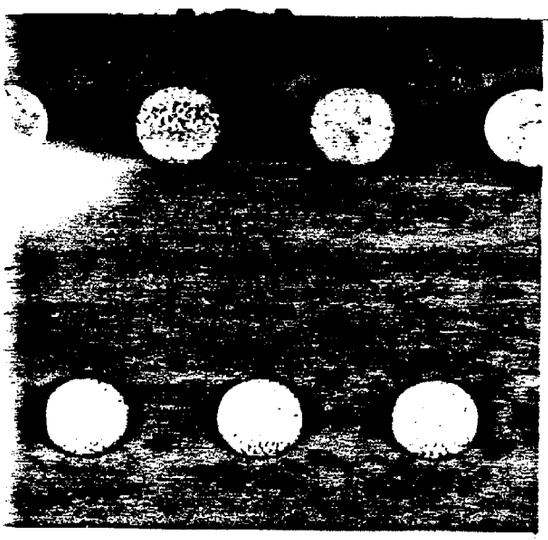
Witness my hand and official seal at office at on this the day of 19.

My commission expires

Notary Public

5014 09/18 0101 03CHECK 526-63

0101135 0 14:10



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

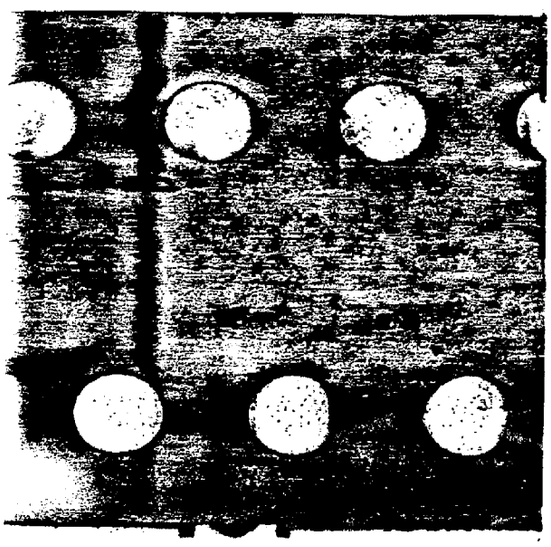
RECEIVED OF _____

FOR _____

BOOK 9797 PG 206

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 139900.00
CON TX 517.63
PRFEE 1.00
WDEED 8.00
TOTAL 526.63
CHECK 526.63

09/18/95 01 10:15 0001 5014

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0101134
IDENTIF. ↑ REFERENCE

95 SEP 18 AM 10:13
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 953865