Tax 58

WARRANTY DEED

BOOK 9799 PG 82

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,400.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 3/23/96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

COMBOS & HIX, P. C., 315 Deaderick Street, Su. 1100, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kevin R. Payne (NAME)	Kevin R. Payne (NAME)	MAP 148-14
4004-4006 Shufeld (ADDRESS)	6201 Ladd Road (ADDRESS)	PARCEL 275
Nashville, TN (CITY) (STATE) (ZIP)	Franklin, TN 37067 (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, Machiko Catlin, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kevin R. Payne

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:

Being Lot No. 13 on the Plan of Colewood Acres, Section V, of record in Book 5200, page 303, Register's Office for said County.

Said Lot No. 13 fronts 118.0 feet on the northerly margin of Shufeld Court and extends back 98.2 feet on the westerly line and 137.0 feet on the easterly line to a line on the rear which it measures 67.95 feet.

Being the same property conveyed to Machiko Catlin, unmarried, by deed from Construction Properties, Inc. of record in Book 5775, page 695, Register's Office for Davidson County, Tennessee.

The above legal description is the same as used on the prior Deed.

This conveyance is subject to 1995 taxes, prorated and assumed by the Grantee the day of closing; all matters as shown on the plan of record in Book 5200, page 303; restrictive covenants of record in Book 5710, page 137 and Book 5725, page 540, any and all easements located on the property; any leases not of record and parties in possession.

95 SEP 19 PM 3:25
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 0101747

unimproved ( )
This is improved (X) property, known as 4004-4006 Shufeld, Nashville, TN
(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 MY hand this 19th day of September, 19 95

Machiko Catlin

Machiko Catlin

STATE OF TENNESSEE

BOOK 9799 PG 83

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Machiko Catlin, a single person

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and she acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 19th day of September, 1995.

Commission expires 3/23/96

Notary Public

STATE OF TENNESSEE
COUNTY OF

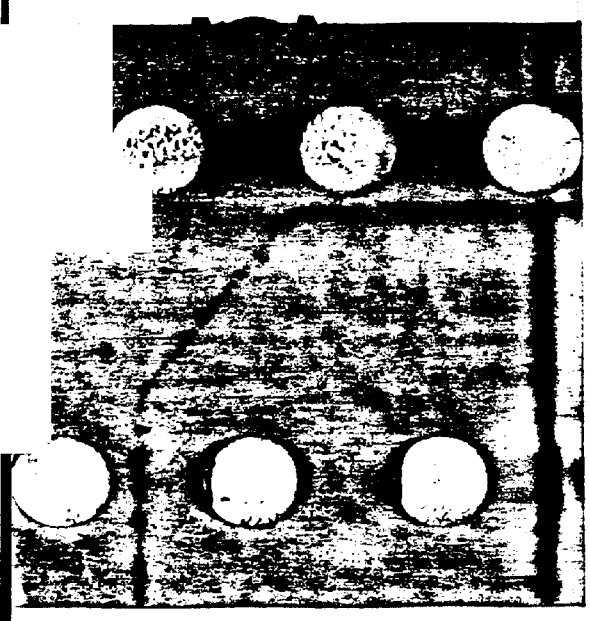
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that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

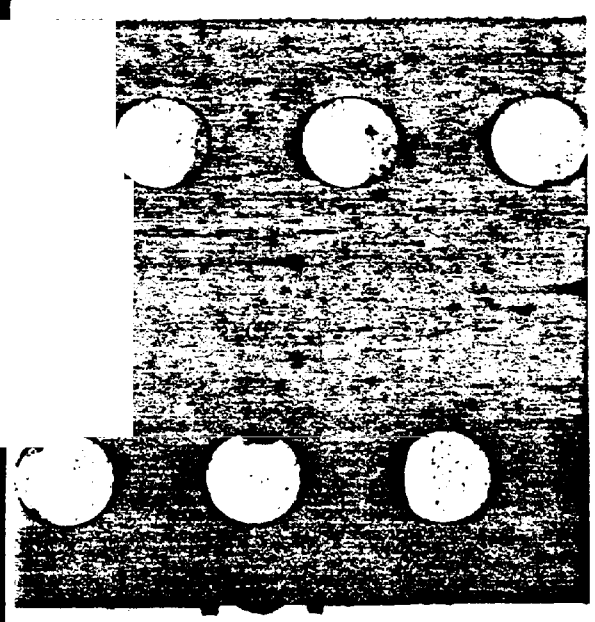
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

5691 09/19 0101 03CHECK 317.58





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9799 PG 84

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 83400.00
CON TX 308.58
PRFEE 1.00
WDEED 8.00
TOTAL 317.58
CHECK 317.58

09/19/95 01 15:25 0001 5691

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01017147
IDENTIF. ↑ REFERENCE

95 SEP 19 PM 3:25
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.954535