BOOK 9811 PG 524

THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN & BURNSED
424 CHURCH STREET, SUITE 1750
NASHVILLE, TN 37219

FILE IN BOX #33B
MAP 59-14
PARCEL 162

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $58,200.00.

SUSAN CALVERT ROSENBERGER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Carnell L Claybrooks
Affiant

Subscribed and sworn to before me this the 29th day of September, 1995.

My Commission Expires: 3/23/98

Susan Calvert Rosenberger
Notary Public

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:
CARNELL L. CLAYBROOKS	SOUTHTRUST MORTGAGE CORPORATION
(Name)	(Name)
747 BONTEMPS DRIVE	110 OFFICE PARK DRIVE
(Street Address)	(Street Address)
NASHVILLE, TN 37207	BIRMINGHAM, AL 35253

W A R R A N T Y D E E D

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee(s)", and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **HARRISON EPPS, JR.**, unmarried, hereinafter called the "Grantor(s)", has bargained and sold, and by these presents do transfer and convey unto **CARNELL L. CLAYBROOKS**, unmarried, hereinafter called the "Grantee(s)", his 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. 170 on the Plan of Haynes Manor, Section 1, as shown on plat of record in Plat Book 3600, page 85, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Harrison Epps, Jr. and wife, Mary V. Epps by Deed from James T. McLean and wife, Carole L. McLean, of record in Book 3981, page 160, Register's Office for Davidson County, Tennessee. The said Mary V. Epps having since died.

This is improved property known as: 747 Bontemps Drive
Nashville, TN 37207

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee(s)", his heirs and assigns forever; and "Grantor(s)" does covenant with the said "Grantee(s)" that he is 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 "Grantor(s)" does further covenant and bind himself, his heirs and/or assigns to warrant and forever defend the title to the said land to the

said "Grantee(s)", his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the "Grantor(s)" have caused his names to be affixed hereto on this 29th day of September, 1995.

HARRISON EPPS, JR.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named HARRISON EPPS, JR., the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of September, 1995.

My Commission Expires: 3/23/96

Notary Public

claybrooks.wd

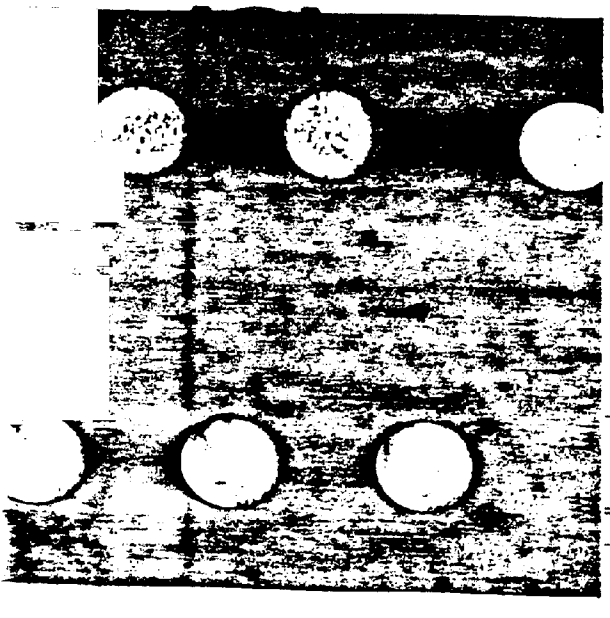
SUSAN CALVERT-ROSENBERGER
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

0106679
IDENTIF. ▲ REFERENCE

95 OCT -2 AM 8:30

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

0900 10/02 0101 03CHECK 224.34



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

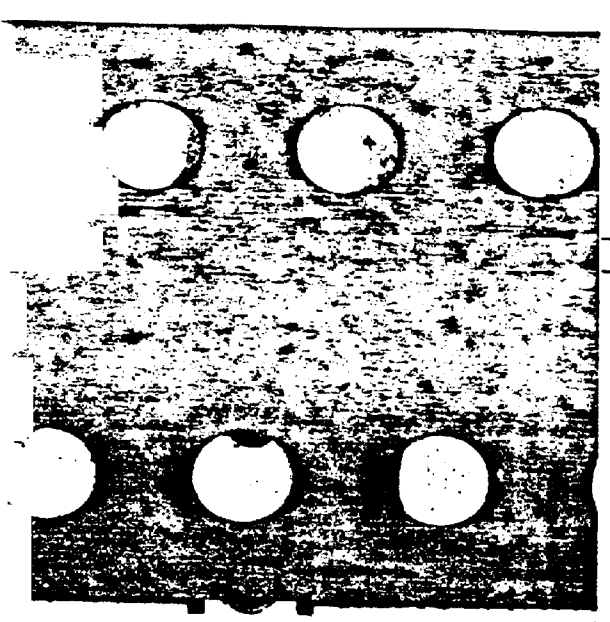
RECEIVED OF _____

FOR _____

BOOK 9811 PG 526

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 58200.00
CON TX 215.34
PRFEE 1.00
[redacted] BANK 8.00
TOTAL 224.34
CHECK 224.34

RECEIPT IS NOT VALID UNTIL CHECK IS PAID

10/02/95 01 08:30 0001 0900

0106679
IDENTIF. ↑ REFERENCE

95 OCT -2 AM 8:30
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 959696