BOOK 9817PG989

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: (kd) Title No: 36811
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Terrence H. Cooksey, Jr. Elizabeth C. Cooksey 4632 Villa Green Drive Nashville, Tennessee 37215	First Republic Mortgage Corporation 6012 Wilmington Pike Dayton, Ohio 45459

TAX MAP-PARCEL NUMBERS: 131-14-82

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 **Carol D. Evans, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Terrence H. Cooksey, Jr. and spouse, Elizabeth C. Cooksey,** 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. 348 on the plan of Seven Hills, Section VI, of record in Book 2900, page 107, Register's Office for said County.

SAID Lot No. 348, which is a corner lot, fronts 165.6 feet on the easterly margin of Villa Green Drive and fronts 277.6 feet on the southerly margin of Benton Smith Road, said frontages being join by a curve having a length of 38.0 feet, and extends back 359.4 feet on the southerly line and 184.0 feet on the easterly line to a point of intersection.

BEING the same property conveyed to Oscar S. Evans, Jr. and wife, Carol D. Evans by deed fom Haury and Smith Contractors, Inc., a Tennessee Corporation of record in Book 3226, page 53, said Register's Office. The said Oscar S. Evans, Jr., has since died.

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: 4632 Villa Green Drive, Nashville, Tennessee 37215

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, 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. BOOK 9817PG990

WITNESS THE EXECUTION HEREOF this 3rd day of October, 1995.

Carol D. Evans

Carol D. Evans

State of Tennessee
County of Davidson

On this 3rd day of October, 1995, before me the undersigned authority, personally appeared **Carol D. Evans**, 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.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/98

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 194000.00

Elizabeth C. Cooksey
Affiant

Sworn and subscribed before me on the 3rd day of October, 1995.

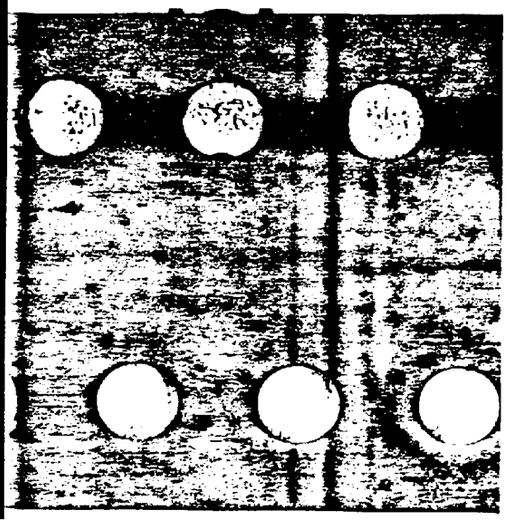
PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/98

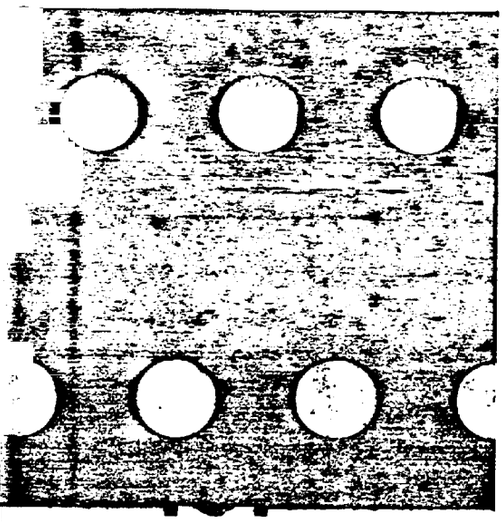
My Commission Expires: _____ Notary Public

0108581
IDENTIFICATION REFERENCE

95 OCT -4 PM 12:32

726.00 CK 2:01 03CHECK





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

RECEIVED OF _____

FOR _____

BOOK 9817 PG 991

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
194000.00
CON TX 717.80
PRFEE 1.00
WDEED 8.00
TOTAL 726.80
CHECK 726.80
10/04/95 01 12:33 0001 2905

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0108581
IDENTIF. ↑ REFERENCE

95 OCT -4 PM 12:32
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 961687