BOOK 9852 PG 690

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 73,250.00

Subscribed and sworn to before me, this the 31 day of October 1995

Affiant: Mark A. Flippen

Notary Public: E. Anne Cobb

My Commission Expires November 20, 1998

(Affix Seal)

WARRANTY DEED

Prepared by: SOUTHEAST TITLE of Tennessee, Inc. #5G19421 Suite 110, 2000 Richard Jones Rd., Nashville, TN 37215	
ADDRESS OF NEW OWNER: Mark A. Flippen	SEND TAX BILLS TO: New Owner
309 Luna Drive STREET ADDRESS	STREET ADDRESS
Nashville, TN 37211 CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO. 148-2 52	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Phillip Evan Moss and wife, Teresa Marie Moss

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Mark A. Flippen and wife, Sandra J. Flippen and Dave E. Batey, a widower, as Joint Tenants with the right of survivorship, not as Tenants-in-Common HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot Number 92 on the Plan of Luna Heights, Section Three, of record in Book 2900 at page 138, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all of the property conveyed to Phillip Evans Moss, unmarried by Deed of record in Book 8016 page 564, Register's office for said County.

This conveyance is subject to taxes for the year 1996 and subsequent years, easements and restrictive covenants of record and all matters appearing on the recorded plat referenced above.

95 NOV -7 PM 8:53
LIX Z. ... REGISTER
DAVIDSON COUNTY, TN

012010

5600 11/07 0101 03CHECK 279.84

THIS IS IMPROVED PROPERTY KNOWN AS 309 Luna Drive, Nashville, TN 37211

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 31 day of October , 1995

Phillip Evan Moss

Phillip Evan Moss

Teresa Marie Moss

Teresa Marie Moss

EF-1123001 (9202) ELECTRONIC LASER FORMS, INC. - (313)293-8100 - (800)327-0545

State of Tennessee
County of Davidson

On this 31 day of October , 1995 , before me personally appeared Phillip Evan Moss & Teresa Marie Moss to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

PHILIP A. CAMPBELL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE My Commission Expires November 22, 1997

Notary Public

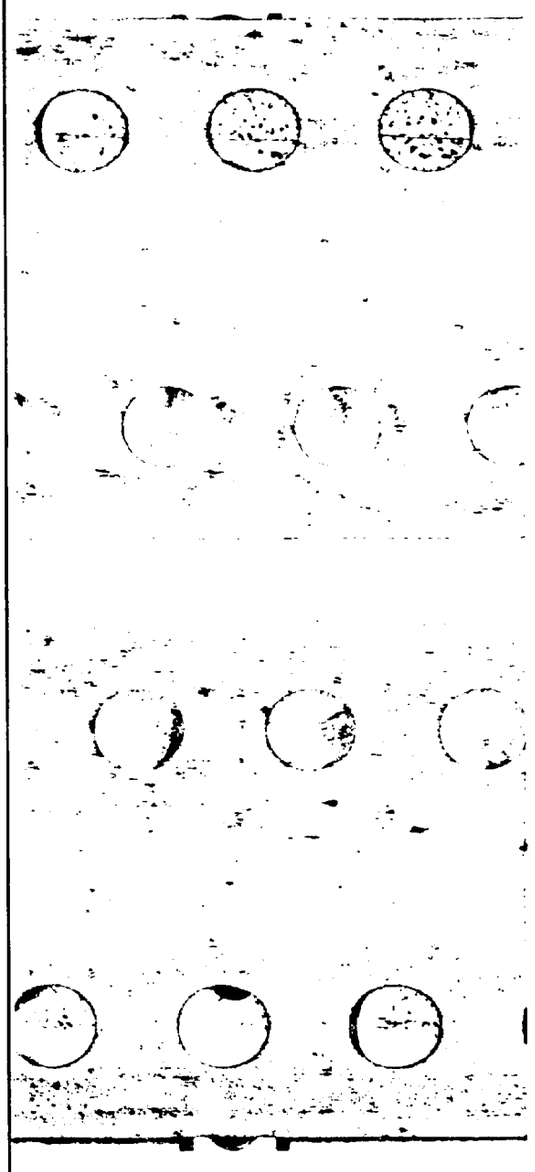
State of Tennessee
County of

On this 31 day of October , 1995 , before me personally appeared to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

Notary Public

WARRANTY DEED



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

RECEIVED OF _____

FOR _____

BOOK 9852 PG 692

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 73250.00
CON TX 270.84
PRFEE 1.00
WDEED 8.00
TOTAL 279.84
CHECK 279.84

11/07/95 01 08:57 0001 5600

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0120.09

95 NOV -7 AM 8:53
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 974210