Box 58

WARRANTY DEED

BOOK 9876 PG 528

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 130,000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF November 19 95
Notary Public
MY COMMISSION EXPIRES: January 15, 1997
(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
David C. Stitt	John W. Marlin	MAP 108-4
(NAME)	(NAME)	
876 and 878 Norwalk Drive	301Willowbough Drive	PARCELS 26 & 116
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Old Hickory, TN 37138	
(CITY) (STATE) (ZIP)	(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, John W. Marlin and wife, Patricia A. Marlin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David C. Stitt and wife, Judy L. Stitt

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:

TRACT I:
Being Lot No. 62A, Zone Lot Division, Lots Nos. 60, 61 and 62, Section 2, Larchwood, of record in Plat Book 5800, page 266, amending Plat Book 5200, pages 57, 58 and 59, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to John W. Marlin and wife, Patricia A. Marlin by deed from Frank C. Batson and wife, Judy W. Batson of record in Book 6162, page 192, Register's Office for Davidson County, Tennessee.

TRACT 2:
Being Lot No. 62B, Zone Lot Division, Lots Nos. 60, 61 and 62, Section 2, Larchwood, of record in Plat Book 5800, page 266, amending Plat Book 5200, pages 57, 58 and 59, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to John W. Marlin and wife, Patricia A. Marlin by deed from Frank C. Batson and wife, Judy W. Batson of record in Book 6162, page 189, Register's Office for Davidson County, Tennessee.

The above legal descriptions are the same as used on the prior Deeds.

unimproved ( )
This is improved (X) property, known as 876 and 878 Norwalk Drive, Nashville, TN 37214
(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 29th day of November 19 95

John W. Marlin

Patricia A. Marlin

9876

BOOK 9876 PG 529

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 John W. Marlin and wife, Patricia A. Marlin

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 Nashville, Tennessee, this 29th day of November, 19 95.

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 _____

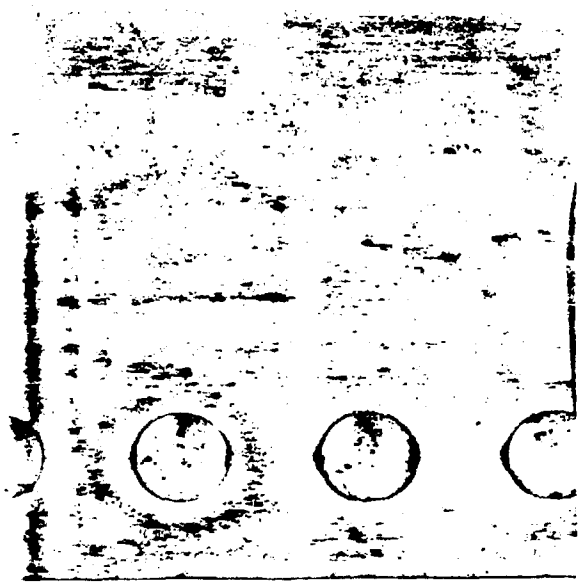
Notary Public

This conveyance is subject to 1995 taxes, paid, prorated and assumed by the Grantees the day of closing; all matters as shown on the plan(s) of record; restrictive covenants of record in Book 5479, page 443; Book 5681, page 532; Book 5688, page 696, Book 6011, page 130; Book 6137, page 478; Book 6138, page 808; any and all easements located on the premises; subject to the rights and claims of parties in possession; subject to any and all leases not of public record; and party wall for use in common with owner(s) of attached and appurtenant improvements.

95 DEC -4 AM 11:14
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

012830



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

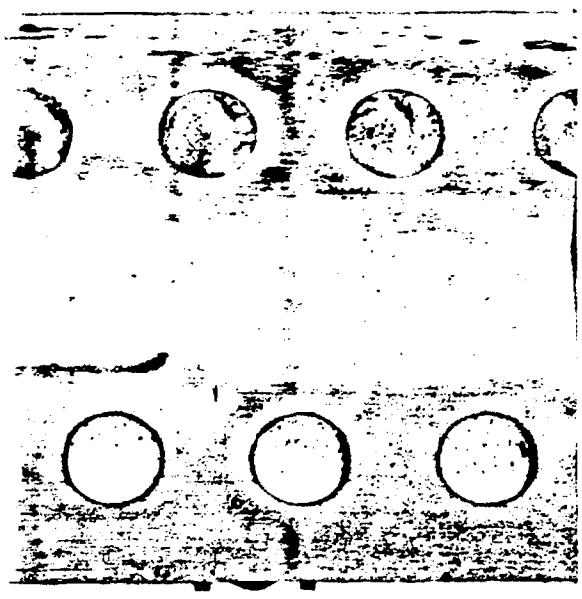
RECEIVED OF _____

FOR _____

BOOK 9375 PG 530

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



	AMT
	130000.00
CON TX	481.00
PRFEE	1.00
	8.00
TOTAL	490.00
CHECK	490.00

12/04/95 01 11:17 0001 4191

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0128310
IDENTIF. ↑ REFERENCE

95 DEC -4 AM 11:14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 982690