FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 9877 PG 150
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 82,900.00

Robert D. Ward
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF November 19 95

Notary Public

MY COMMISSION EXPIRES: January 20, 1999
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert D. Ward (NAME)	First Bank & Trust (NAME)	MAP 64-16
711 Hayling Court (ADDRESS)	1691 North Mt. Juliet Rd. (ADDRESS)	GROUP C
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Mt. Juliet, TN 37122 (CITY) (STATE) (ZIP)	PARCEL 51CO

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, Tamara L. Hess, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert D. Ward and wife, Bonnie S. Ward

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. 89, on the plan of Section Two, Wembley Downs, of record in Plat Book 7900, Page 363, 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 Tamara L. Hess by deed from Michael A. Leach, of record in Book 9147, Page 920, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 8304, Page 623, Book 8447, Page 633, Book 8587, Page 268, Book 8646, Page 529, and Book 8797, Page 915, Register's Office for said County.

95 DEC -4 PM 1:58
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

0128513
IDENTIF. ↑ REFERENCE

This is improved (X) unimproved property, known as 711 Hayling Court, Hermitage, TN 37076
(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 30th day of November 19 95

Tamara L. Hess

Tamara L. Hess

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 Tamara L. Hess, unmarried

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of November, 1995.

Commission expires January 20, 1999

Notary Public

ZANA C. PETTY
NOTARY PUBLIC AT LARGE
DAVIDSON CNTY. TENN.

STATE OF TENNESSEE
COUNTY OF

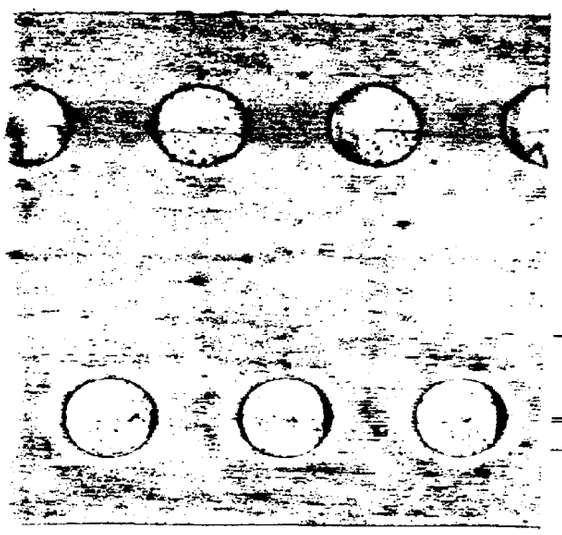
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that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

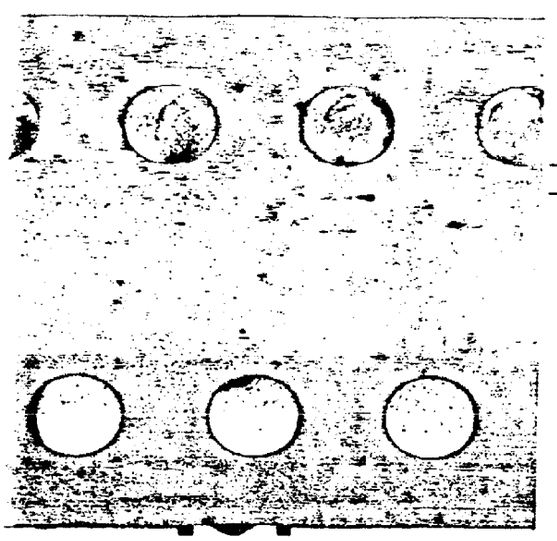
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

4396 12/04 0101 03CHECK 352.73





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

RECEIVED OF _____

FOR _____

BOOK 9877 PG 152

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	92900.00
			CON TX	343.73
			PRFEE	1.00
			WDEED	8.00
			TOTAL	352.73
			CHECK	352.73
12/04/95	01	13:57	0001	4396

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0128513
IDENTIF. ↑ REFERENCE

95 DEC -4 PM 1:58
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 982894