BOOK 9879 PAGE 269

Realty 48

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 280,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF December 19 95

TERESA L. BEARD NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Notary Public

MY COMMISSION EXPIRES: May 16, 1999
(AFFIX SEAL)

My Commission Expires May 16, 1999

THIS INSTRUMENT WAS PREPARED BY

Lassiter, Tidwell & Hildebrand, P.O. Box 1369, Brentwood, TN 37024

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James B. Ingle (NAME)	Standard Federal Bank (NAME)	160-00-0 200.00
729 Hill Road (ADDRESS)	2600 W. Big Beaver Road (ADDRESS)	
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	Troy, MI 48084 (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, B and G Construction, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James B. Ingle and wife, Bonnie G. Ingle

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:

Land in Davidson County, TN, being Lot No. 1 on the Plan of Final Plat of Lots 1 & 2, Walnut Ridge, amending recorded Plat "Zone Lot Division" Lots 1A, 1B, 2A & 2B, of record in Plat Book 6200, Page 201 and amended in Book 6250, page 516 and Book 8250, page 222, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to B and G Construction, Inc. by deed from Maxine L. Bivins of record in Book 9139, Page 656, Register's Office for Davidson County, TN.

Subject to restrictions of record in Plat Book 6250, Page 516, Easement in Book 4952, page 185 and Book 7066, page 444, and all matters shown on the Plan of Record.

0129116 IDENTIF. ↑ REFERENCE

95 DEC -5 PM 1:12 FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 729 Hill Road, Brentwood, TN 37027
(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 1st day of December 19 95

B and G Construction, Inc.
By: William H. Smithson
William H. Smithson, President
By: Pat Caldwell
Pat Caldwell, Sec./Treasurer

STATE OF TENNESSEE

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COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____day of _____19_____.

Commission expires _____ _____

Notary Public

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared William H. Smithson and Pat Caldwell with whom I am personally acquainted and who upon ~~his~~ their oath(s) acknowledged ~~himself~~ themselves to be the President and Sec./Treasurer respectively of the B and G Construction, Inc. the within named bargainor, and corporation, and that they as such President and Sec./Treasurer being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said William H. Smithson as such President, and attesting the same by the said Pat Caldwell as such Sec./Treasurer.

Witness my hand and official seal at office at Brentwood, TN on this the 1st day of December 19 95.

My commission expires May 16, 1999

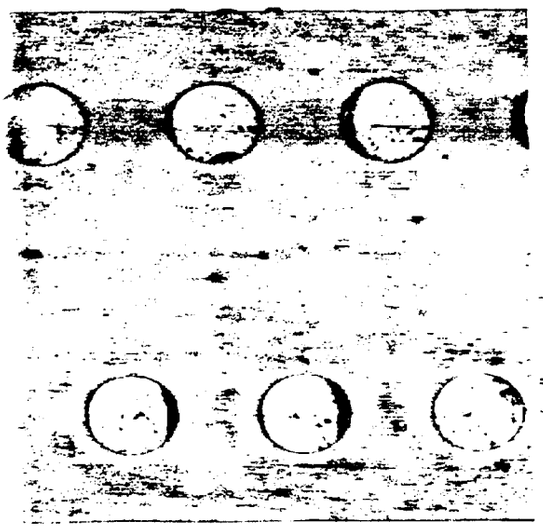
Notary Public

TERESA L. BAILEY NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.

My Commission Expires: 5-16-99

5008 12/05 0101 03CHECK 1045-00

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



RECEIVED OF _____

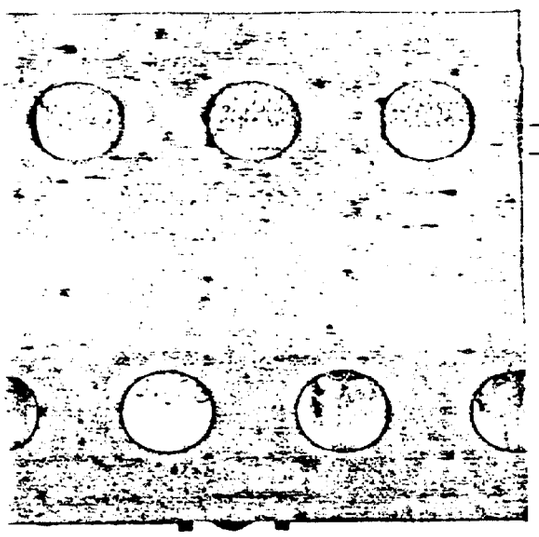
FOR _____

BOOK 9879 271

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	
				280000.00
			CON TX	1036.00
			PRFEE	1.00
			WDEED	8.00
			TOTAL	1045.00
			CHECK	1045.00
12/05/95	01		13:14 0001	5008

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0129116
IDENTIF. # REFERENCE

95 DEC -5 PM 1:12
FELIX Z. WILSON II REGIST
DAVIDSON COUNTY, TN.

No. 983500