BOOK 9879 PG 474

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Rodney D. Buckle 1304 Villa Place Nashville, TN 37212	P.O. Box 23856 Nashville, TN 37202	105-5-9
This instrument prepared by: DAVID B. GRAY 144 Second Avenue North, Suite 203, Nashville, Tennessee 37201		

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, Joyce Ann Patterson ("Grantor") has bargained and sold, and hereby transfers and conveys to Rodney D. Buckle ("Grantee"), and his respective heirs and assigns, certain land in Davidson County, Tennessee, being more particularly described in Exhibit A attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to Grantee, his respective heirs and assigns, forever.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year, which have been prorated between the parties and assumed by Grantee.

Grantor covenants with Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except as set forth herein.

Grantor further covenants to warrant and forever defend the title to the Property to Grantee, and his respective heirs and assigns, against the lawful claims of all persons.

This is improved property, known as 1304 Villa Place, Nashville, Tennessee 37212.

EXECUTED this 5th day of December, 1995.

Joyce Ann Patterson

JOYCE ANN PATTERSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, David B. Gray, Notary Public, Joyce Ann Patterson, 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, at Nashville, Tennessee, this 5th day of December, 1995.

Notary Public

My Commission Expires: 5/25/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $78,000.00.

AFFIANT

Subscribed and sworn to before me this 5th day of December, 1995.

NOTARY PUBLIC

My Commission Expires:

5/25/96

buckle3.wd

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 5 on the plan of the Subdivision of Lots Nos. 37 and 52 O.B. Hayes Rokeby Addition, being part of Lot No. 37, as of record in Book 547, page 2, Register's Office for said county, described as follows:

Said Lot No. 5 fronts 59 feet on the easterly side of Villa Street and runs back 152 feet 10 inches on the south line of an alley, and shows 60 feet 7 inches on said alley.

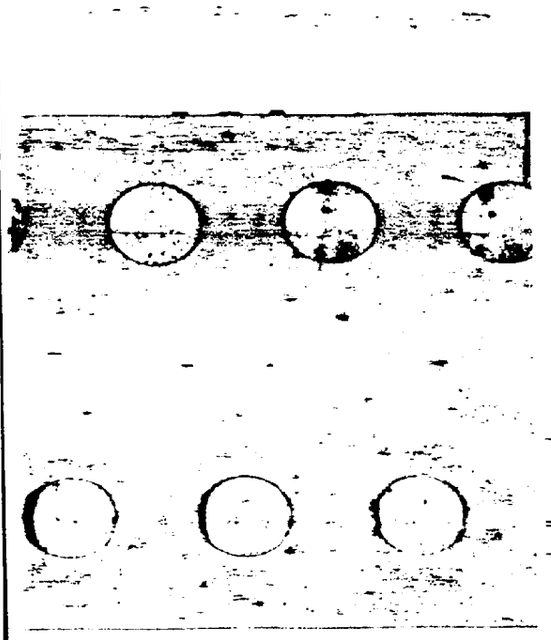
Being the same property conveyed to Joyce Ann Patterson by deed from Leslie Patterson, of record in Book 4920, Page 11, Register's Office for Davidson County, Tennessee.

buckl3wd.exa

0129168
IDENTIF. ↑ REFERENCE

95 DEC -5 PM 2:24
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

5113 12/05 0101 03CHECK 301.60





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

RECEIVED OF _____

FOR _____

BOOK 9879 PG 477

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 78000.00
CON TX 288.60
PRFEE 1.00
WDEED 12.00
TOTAL 301.60
CHECK 301.60

12/05/95 01 14:23 0001 5113

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0129168
IDENTIF. ↑ REFERENCE

95 DEC -5 PM 2:24
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 983605