WARRANTY DEED

BOOK 9914 PG 323

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 97,400.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF December, 19 95

Notary Public

MY COMMISSION EXPIRES: JULY 27, 1996
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

THIS INSTRUMENT WAS PREPARED BY:
Linda S. Harris, Attorney, 5400 Maryland Way, Suite 101, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Wolter (NAME)	NationsBanc Mortgage Corporation (NAME)	162-13
608 Cedar Hill Court (ADDRESS)	101 E Main St (ADDRESS)	246
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Louisville KY 40202 (CITY) (STATE) (ZIP)	5DU 77538

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, Susan Renee Hays

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Wolter and wife, Amy Wolter

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. 23, Dreamland Estates, Section 4, as of record in Book 6900, page 188, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Susan Renee Hays and wife, by deed from J. Thomas Whitten and wife, Patricia P. Whitten of record in Book 9494, page 139, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 7131, page 515, said Register's Office.

This conveyance is subject to any and all existing easements of record.

Grantees herein agree to assume an indebtedness evidenced by Deed of Trust of record in Book 7512, page 28 and re-recorded in Book 7514, page 791, Register's Office for Davidson County, Tennessee, in the original principal amount of $ 79,680.00.

unimproved ( )
This is improved (X) property, known as 608 Cedar Hill Court, Antioch, TN 37013 0727 12/11 0101 03CHECK 369.38
(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 29th day of December 19 95

Susan Renee Hays

Susan Renee Hays

BOOK 9914 PG 324

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 Susan Renee Hays

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 Brentwood, Tennessee, this 29th day of December, 19 95.

Commission expires July 27, 1996

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_____.

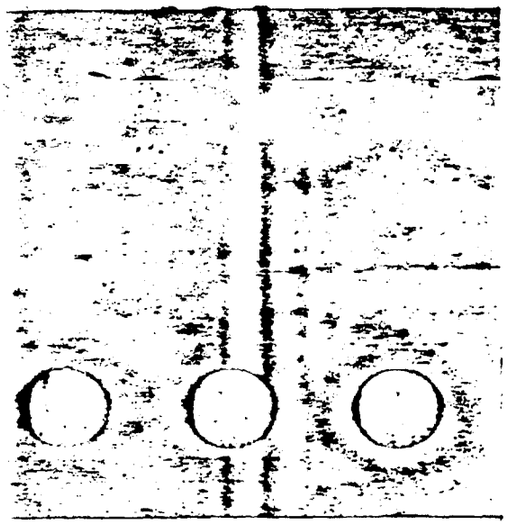
My commission expires _____

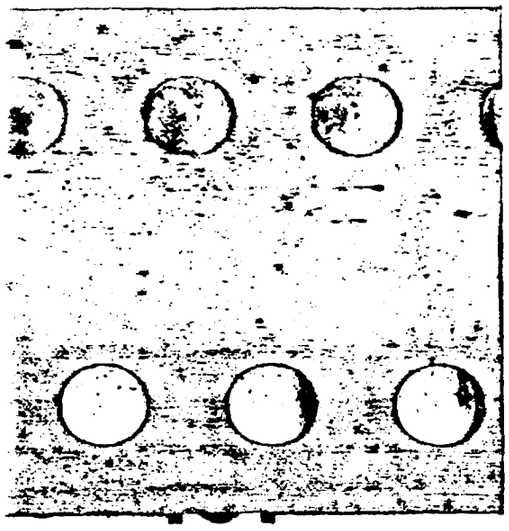
Notary Public

0139756
IDENTIF. # REFERENCE

95 JUL 11 AM 8:06

REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 9914 PG 325

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	97400.00
CON TX	360.38
PRFEE	1.00
WDEED	8.00
TOTAL	369.38
CHECK	369.38

01/11/96 01 08:07 0001 6587

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0139756
IDENTIF. & REFERENCE

96 JAN 11 AM 8:06

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 994917